

AGENDA
REDEVELOPMENT COMMISSION
March 17, 2025, at 5:00 p.m.
Bloomington City Hall, 401 North Morton Street
McCloskey Conference Room, Suite 135

<https://bloomington.zoom.us/j/83718032312?pwd=6JcHtWhMGNSp6gVczHOoQOKSLAtbu9.1>

The City is committed to providing equal access to information. However, despite our efforts, at times, portions of our board and commission packets are not accessible to some individuals. If you encounter difficulties accessing material in this packet, please get in touch with Anna Killion-Hanson, at anna.killionhanson@bloomington.in.gov and provide your name, contact information, and a link to or description of the document or web page you are having problems with.

I. ROLL CALL

II. MINUTES - March 3, 2025

III. EXAMINATION OF CLAIM REGISTERS –March 14, 2025, for \$ 140,840.95

IV. EXAMINATION OF PAYROLL REGISTERS –March 7, 2025, for \$51,694.83

V. REPORT OF OFFICERS AND COMMITTEES

- A. Director's Report
- B. Legal Report
- C. Treasurer's Report
- D. Business Development Update
- E. Hopewell Update

VI. NEW BUSINESS

- A. **Resolution 25-38:** Approval to Petition the Bloomington City Council for the Vacation of a Portion of an Alley in The Trades District

VII. BUSINESS/GENERAL DISCUSSION

VIII. ADJOURNMENT

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call [812-349-3429](tel:812-349-3429) or e-mail human.rights@bloomington.in.gov.

THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA
met on Monday, March 3, 2025, at 5:00 p.m. in the McCloskey Conference Room, 401 North Morton
Street, Room 135, and via Zoom, with President Deborah Myerson presiding:
<https://catstv.net/m.php?q=14268>

I. ROLL CALL

Commissioners Present: Deborah Myerson, John West, Sue Sgambelluri, Randy Cassady, Laurie McRobbie

Commissioners Absent: None

City Staff Present: Anna Killion-Hanson, Director, Housing & Neighborhood Development (HAND); Christina Finley, Assistant Director, HAND; Margie Rice, Corporation Counsel, Legal Department; Anna Holmes, Assistant City Attorney, Legal Department; Audrey Brittingham, Assistant City Attorney, Legal Department; Dana Kerr, Assistant City Attorney, Legal Department; Jane Kupersmith, Director, Economic & Sustainable Development (ESD); Anna Dragovich, Capital Projects Manager, ESD; Jessica McClellan, Controller; Office of the Controller; Christopher Eberle, Purchasing Utilities Service Center

Others Present: John Fernandez, Senior Vice-President, The Mill; Mary Krupinski, J.S. Held

II. READING OF THE MINUTES –Sue Sgambelluri pointed out a typo under New Business. The word “quick” should be changed to “quit”. Randy Cassady moved to approve the March 3, 2025, minutes with the correction. John West seconded the motion, which passed unanimously.

III. EXAMINATION OF CLAIM REGISTERS: Sue Sgambelluri moved to approve the February 28, 2025, claim register for \$777,917.11. Laurie McRobbie seconded the motion, which passed unanimously.

IV. EXAMINATION OF PAYROLL REGISTERS: Randy Cassady moved to approve the February 21, 2025, payroll register for \$51,694.83. John West seconded the motion, which passed unanimously.

V. REPORT OF OFFICERS AND COMMITTEES

A. Director’s Report. Anna Killion-Hanson was available to answer questions.

B. Treasurer’s Report: Jessica McClellan distributed the TIF project status report and was available to answer questions.

C. Legal Report: Margie Rice introduced Dana Kerr, a new Assistant City Attorney.

D. Business Development Updates: Jane Kupersmith was available to answer questions.

E. Hopewell Update: Mary Kurpinski stated that Hopewell West would be going out to bid around the middle of the month. If all goes well, the work is scheduled to start in late summer or early fall and will be completed by the end of the year.

VI. NEW BUSINESS

A. Resolution 25-34: Approval of the First Amendment to the Partnership Agreement with the Dimension Mill, Inc. Jane Kupersmith presented the resolution, with John Fernandez available for questions. This resolution was previewed at the previous RDC meeting but needed some corrections. Kupersmith highlighted key points regarding the income and

expenses of the Certified Tech Park (CTP) Fund and the structure for receiving back payments. She explained the City could allocate \$250,000 from the CTP fund through the end of 2028 without overextending its resources, assuming the annual contributions from the fund continue as expected. She emphasized that the CTP fund remains the primary source for this agreement.

John West raised a concern regarding CTP funds, noting that if there is a shortfall, there is an option—but not an obligation—to use another fund. There was a discussion regarding amending the language under THEREFORE, number 3, in the resolution to clarify the use of RDC funds is not an obligation. Deborah Myerson recommended deferring to Legal for clarification. Margie Rice revised the language to “*From the CTP Fund, or after further conversation and approval, other RDC Funds, as needed.*”

Deborah Myerson asked for public comment. There were no comments from the public.

Sue Sgambelluri moved to approve Resolution 25-34, as amended. John West seconded the motion, which passed unanimously with the amended language proposed by Margie Rice.

- B. Resolution 25-35:** Approval of Right of Entry Agreement for Trades District Garage. Jane Kupersmith presented this resolution, which allows Hoosier Network the right of entry to install fiber internet service at the Trades District Garage.

Deborah Myerson asked for public comment. There were no comments from the public.

Sue Sgambelluri moved to approve Resolution 25-35. Laurie McRobbie seconded the motion, which passed unanimously.

- C. Resolution 25-36:** Approval of Temporary Parking Agreement at Hopewell Development. Margie Rice stated that this agreement grants temporary parking without fees for BCM, Brinshore's development arm. BCM will be responsible for insurance, exercising due care, and indemnifying and holding the City harmless.

Deborah Myerson asked for public comment. There were no comments from the public.

Laurie McRobbie moved to approve Resolution 25-36. John West seconded the motion, which passed unanimously.

Resolution 25-37: Approval of Lease at The Forge with Bloom. John Fernandez stated that this lease agreement is for five years, with three renewal options. Bloom will occupy approximately 4,709 square feet on the second-floor south suite, representing 66% occupancy. The primary funding for this initiative comes from the CTP Grant secured by IU for the benefit of The Mill.

Deborah Myerson asked for public comment. There were no comments from the public.

John West moved to approve Resolution 25-37. Randy Cassady seconded the motion, which passed unanimously.

- VII. BUSINESS/GENERAL DISCUSSION**—Meridian Hoosier Network (Spider TIF) status report. Deborah Myerson requested that we include the Spider TIF in the TIF project status report. Jessica McClellan agreed to incorporate it into the report.

VIII. ADJOURNMENT – Sue Sgambelluri moved to adjourn. Laurie McRobbie seconded. The meeting adjourned at 5:45 p.m.

Deborah Myerson, President

John West, Secretary

Date: _____



KERRY THOMSON
MAYOR

CITY OF BLOOMINGTON

401 N Morton St 240
Post Office Box 100
Bloomington IN 47402

JESSICA MCCLELLAN
CONTROLLER

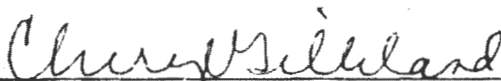
CONTROLLER'S OFFICE

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Claims Register Cover Letter

To: Redevelopment Commission
From: Jessica McClellan, Treasurer
Date: 03-14-2025 (\$140,840.95)
Re: Claims Register

City staff, Department Heads, and I have reviewed the Claims listed in the Claims Register covering the time-period from 03-01-2025 to 03-14-2025. 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 the documentation and the necessary signatures and internal approvals.


Cheryl Gilliland-Deputy Controller
Controller's Office

In consultation with Anna Killion-Hanson, Director of Housing and Neighborhood Development, I have reviewed the Claims Register covering the time period from 03-01-2025 to 03-14-2025, with respect to claims to be paid from Tax Increment funds. In signing below, I am expressing my opinion that based on that review; these claims are a permissible use of Tax Increment funds.


Margie Rice, Corporation Counsel



Board of Redevelopment Commission Claim Register

Invoice Date Range 03/01/25 - 03/14/25

Vendor	Invoice No.	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Amount
Fund 1101 - General										
Department 15 - HAND										
Program 150500 - Housing										
Account 53960 - Grants										
19172 - Woodland Springs, LLC	R101-Dorris	15-Rent Deposit-B. Dorris - 3111 S Leonard Springs	Paid by Check # 79851		03/04/2025	03/04/2025	03/14/2025		03/14/2025	500.00
Account 53960 - Grants Totals									Invoice Transactions 1	\$500.00
Program 150500 - Housing Totals									Invoice Transactions 1	\$500.00
Program 151000 - Neighborhood										
Account 53960 - Grants										
9148 - Office Easel LLC	127999A	15-Neighborhood Support - 6 table covers	Paid by EFT # 64480		03/04/2025	03/04/2025	03/14/2025		03/14/2025	138.69
Account 53960 - Grants Totals									Invoice Transactions 1	\$138.69
Program 151000 - Neighborhood Totals									Invoice Transactions 1	\$138.69
Program 151600 - Title 16										
Account 52420 - Other Supplies										
8658 - Kleindorfer's Hardware LLC	782553	15-Circuit tester	Paid by EFT # 64446		03/04/2025	03/04/2025	03/14/2025		03/14/2025	11.29
Account 52420 - Other Supplies Totals									Invoice Transactions 1	\$11.29
Account 53210 - Telephone										
13969 - AT&T Mobility II, LLC	2872974211320225	06-cell phone chgs 01/12/25-02/11/25-Inv. 287297421132X02192025	Paid by Check # 79817		03/05/2025	03/05/2025	03/05/2025		03/05/2025	245.78
Account 53210 - Telephone Totals									Invoice Transactions 1	\$245.78
Program 151600 - Title 16 Totals									Invoice Transactions 2	\$257.07
Department 15 - HAND Totals									Invoice Transactions 4	\$895.76
Fund 1101 - General Totals									Invoice Transactions 4	\$895.76
Fund 2209 - LIT - Economic Development										
Department 15 - HAND										
Program 150000 - Main										
Account 53230 - Travel										
8502 - Cody Toothman	NTI-2.2025	15-Per Diem/Hotel/Uber-Neighborworks Training Instit-KY-2/9-2/13	Paid by EFT # 64524		03/04/2025	03/04/2025	03/14/2025		03/14/2025	1,655.13
Account 53230 - Travel Totals									Invoice Transactions 1	\$1,655.13



Board of Redevelopment Commission Claim Register

Invoice Date Range 03/01/25 - 03/14/25

Vendor	Invoice No.	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Amount
Fund 2209 - LIT – Economic Development										
Department 15 - HAND										
Program 150000 - Main										
Account 53990 - Other Services and Charges										
7862 - Torrance E Hamilton (Winslow Ranch Marketing, LLC)	1530	15-Social Media Marketing for the HAND Dept-1/31/25	Paid by EFT # 64418		03/04/2025	03/04/2025	03/14/2025		03/14/2025	580.00
Account 53990 - Other Services and Charges Totals								Invoice Transactions 1		\$580.00
Program 150000 - Main Totals								Invoice Transactions 2		\$2,235.13
Department 15 - HAND Totals								Invoice Transactions 2		\$2,235.13
Fund 2209 - LIT – Economic Development Totals								Invoice Transactions 2		\$2,235.13
Fund 2505 - CC Jack Hopkins NR17-42 (S0011)										
Department 05 - Common Council										
Program 050000 - Main										
Account 53960 - Grants										
242 - Amethyst House, INC	JH24-3.14.25	15-JH2024 Grant-restorations of 4 windows at the Men's House	Paid by EFT # 64365		03/04/2025	03/04/2025	03/14/2025		03/14/2025	8,100.00
7014 - Society of St. Vincent De Paul, Archdiocesan INC.	JH24-3.14.25	15-JH2024 Grant-Inv #8- rent assistance for 7 clients	Paid by EFT # 64507		03/04/2025	03/04/2025	03/14/2025		03/14/2025	1,843.00
Account 53960 - Grants Totals								Invoice Transactions 2		\$9,943.00
Program 050000 - Main Totals								Invoice Transactions 2		\$9,943.00
Department 05 - Common Council Totals								Invoice Transactions 2		\$9,943.00
Fund 2505 - CC Jack Hopkins NR17-42 (S0011) Totals								Invoice Transactions 2		\$9,943.00
Fund 2519 - RDC										
Department 15 - HAND										
Program 150000 - Main										
Account 53990 - Other Services and Charges										
392 - Koorsen Fire & Security, INC	IN00886835	06-quarterly fire alarm @ College Square - 03/01-05/31/25	Paid by EFT # 64450		03/04/2025	03/04/2025	03/14/2025		03/14/2025	150.00
6688 - SSW Enterprises, LLC (Office Pride)	Inv-250514	06-Janitorial Service at College Square - 3/1/25	Paid by EFT # 64508		03/04/2025	03/04/2025	03/14/2025		03/14/2025	397.50
7402 - Nature's Way, INC	67398	15-Monthly Interior Maintenance-Showers West - 2/1/25	Paid by EFT # 64475		03/04/2025	03/04/2025	03/14/2025		03/14/2025	276.85



Board of Redevelopment Commission Claim Register

Invoice Date Range 03/01/25 - 03/14/25

Vendor	Invoice No.	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Amount
Fund 2519 - RDC										
Department 15 - HAND										
Program 150000 - Main										
Account 53990 - Other Services and Charges										
6688 - SSW Enterprises, LLC (Office Pride)	Inv-248707	15-deep cleaning CFC Suite-Showers West-(2-19-25)	Paid by EFT # 64508		03/04/2025	03/04/2025	03/14/2025		03/14/2025	175.00
13969 - AT&T Mobility II, LLC	2873273216180225	06-Unlim'td LTE Laptp/Hotsp-1/12-02/11/25-287327321618X02192025	Paid by Check # 79818		03/05/2025	03/05/2025	03/05/2025		03/05/2025	29.24
2260 - Republic Services, INC	0694-003658295	06-Trash service-College Sq-222 S. College-March 2025	Paid by EFT # 64352		03/05/2025	03/05/2025	03/05/2025		03/05/2025	240.05
223 - Duke Energy	9101205749170225	15-489 10th St W. Misc:Cmrcl Spce-elec. chgs 01/22/25-02/20/24	Paid by Check # 79821		03/05/2025	03/05/2025	03/05/2025		03/05/2025	487.51
223 - Duke Energy	9101205760680225	15-Trades Dristrect-Outdoor Lighting-elec chgs 01/17/25-02/17/25	Paid by Check # 79821		03/05/2025	03/05/2025	03/05/2025		03/05/2025	31.23
223 - Duke Energy	9101702177240225	15-617 N Madison St-Tech Ctr-elec chgs 01/23/25-02/21/25	Paid by Check # 79821		03/05/2025	03/05/2025	03/05/2025		03/05/2025	2,246.80
2260 - Republic Services, INC	0694-003657806	04- 627 N Morton-trash service 03/01-03/31/25	Paid by EFT # 64352		03/05/2025	03/05/2025	03/05/2025		03/05/2025	113.11
223 - Duke Energy	9101315253890225	15-Hopewell-615 W. 1st St-elec chgs 01/25/24-02/25/25	Paid by Check # 79821		03/05/2025	03/05/2025	03/05/2025		03/05/2025	36.38
364 - Rumpke Of Indiana, LLC	3700202044-0225	15-Trash Service-320 W 8th Street-Showers West-February 2025	Paid by EFT # 64353		03/05/2025	03/05/2025	03/05/2025		03/05/2025	123.81
12283 - Smithville Communications	401NMRTN-030125	25-Smithville-Internet March 2025-includes BFD	Paid by Check # 79826		03/05/2025	03/05/2025	03/05/2025		03/05/2025	385.00
223 - Duke Energy	9101704000360225	15-617 N Madison St-Fire Pump-elec chgs 01/23/25-02/21/25	Edit		03/12/2025	03/12/2025	03/12/2025			21.26
Account 53990 - Other Services and Charges Totals							Invoice Transactions	14		\$4,713.74
Program 150000 - Main Totals							Invoice Transactions	14		\$4,713.74
Department 15 - HAND Totals							Invoice Transactions	14		\$4,713.74
Fund 2519 - RDC Totals							Invoice Transactions	14		\$4,713.74



Board of Redevelopment Commission Claim Register

Invoice Date Range 03/01/25 - 03/14/25

Vendor	Invoice No.	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Amount
Fund 2529 - Housing Develop (Ord16-41)(S9506)										
Department 15 - HAND										
Program 150500 - Housing										
Account 53960 - Grants										
56 - Middle Way House, INC	000101183	15-The Rise 11/24/24-2/1/25- paycheck - operating expenses	Paid by Check # 79841		03/04/2025	03/04/2025	03/14/2025		03/14/2025	82,250.38
Account 53960 - Grants Totals									Invoice Transactions 1	\$82,250.38
Program 150500 - Housing Totals									Invoice Transactions 1	\$82,250.38
Department 15 - HAND Totals									Invoice Transactions 1	\$82,250.38
Fund 2529 - Housing Develop (Ord16-41)(S9506) Totals									Invoice Transactions 1	\$82,250.38
Fund 4445 - Consolidated TIF										
Department 15 - HAND										
Program 159001 - Adams Crossing Area										
Account 53990 - Other Services and Charges										
3444 - Rundell Ernstberger Associates, INC	2022-1671-28	15-Hopewell Phase 1 East - Inspection - January 2025	Paid by EFT # 64498		03/04/2025	03/04/2025	03/14/2025		03/14/2025	25,881.30
7808 - J.S. Held LLC	INV-01US-0240959	15-Project Management for Hopewell Site - January 2025	Paid by EFT # 64437		03/04/2025	03/04/2025	03/14/2025		03/14/2025	7,824.00
Account 53990 - Other Services and Charges Totals									Invoice Transactions 2	\$33,705.30
Program 159001 - Adams Crossing Area Totals									Invoice Transactions 2	\$33,705.30
Program 159006 - West 17th Street Area										
Account 53990 - Other Services and Charges										
5409 - VS Engineering, INC	462826	15-17th Street WEST Construction Inspection 10/31/24	Paid by EFT # 64532		03/04/2025	03/04/2025	03/14/2025		03/14/2025	7,097.64
Account 53990 - Other Services and Charges Totals									Invoice Transactions 1	\$7,097.64
Program 159006 - West 17th Street Area Totals									Invoice Transactions 1	\$7,097.64
Department 15 - HAND Totals									Invoice Transactions 3	\$40,802.94
Fund 4445 - Consolidated TIF Totals									Invoice Transactions 3	\$40,802.94
Grand Totals									Invoice Transactions 26	\$140,840.95

REGISTER OF CLAIMS

Board: Redevelopment Commission Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer	Amount
03/14/25	Claims				\$140,840.95
					<u>\$140,840.95</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 \$140,840.95

Dated this 13th day of Mar year of 20 25.

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 Cheryl Gilliland



KERRY THOMSON
MAYOR

CITY OF BLOOMINGTON

401 N Morton St
Post Office Box 100
Bloomington IN 47402

JESSICA MCCLELLAN
CONTROLLER


CONTROLLER'S OFFICE

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f 812.349.3456
controller@bloomington.in.gov

Payroll Register Cover Letter

To: Redevelopment Commission
From: Jessica McClellan, Controller
Date: March 7, 2025
Re: Payroll Register

City staff, Department Heads and I have reviewed the Payroll Register covering the time period from 02/17/2025 to 03/02/2025. In signing below, I am expressing my opinion that based on that review; the payroll has complied with the City's internal approval process, including the submission of documentation and the necessary signatures and internal approvals.



Jessica McClellan
Controller



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 03/07/25 - 03/07/25
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
10000 Arnold, Michael L 0051	03/07/2025	2,790.09		.00	297.61	170.73	39.93	78.45	55.96	185.84	1,961.57
			.00	.00	2,653.47	2,753.47	2,753.47	2,653.47	2,653.47		
		\$2,790.09	\$0.00	\$0.00	\$297.61	\$170.73	\$39.93	\$78.45	\$55.96	\$185.84	\$1,961.57
10000 Bixler, Daniel R 2594	03/07/2025	2,105.27		.00	181.72	124.14	29.03	58.92	42.03	140.06	1,529.37
			.00	.00	2,002.35	2,002.35	2,002.35	2,002.35	2,002.35		
		\$2,105.27	\$0.00	\$0.00	\$181.72	\$124.14	\$29.03	\$58.92	\$42.03	\$140.06	\$1,529.37
2972 Caswell, Tammy M	03/07/2025	2,409.61		.00	262.19	142.39	33.30	68.45	49.06	176.17	1,678.05
			.00	.00	2,281.63	2,296.63	2,296.63	2,281.63	2,281.63		
		\$2,409.61	\$0.00	\$0.00	\$262.19	\$142.39	\$33.30	\$68.45	\$49.06	\$176.17	\$1,678.05
10000 Collins, Barry 0111	03/07/2025	1,250.00		.00	189.23	77.50	18.14	37.50	21.88	.00	905.75
			.00	.00	1,250.00	1,250.00	1,250.00	1,250.00	1,250.00		
		\$1,250.00	\$0.00	\$0.00	\$189.23	\$77.50	\$18.14	\$37.50	\$21.88	\$0.00	\$905.75
2771 Council, David R	03/07/2025	2,468.16		.00	162.63	138.62	32.42	63.82	45.53	326.73	1,698.41
			.00	.00	2,165.83	2,235.83	2,235.83	2,165.83	2,165.83		
		\$2,468.16	\$0.00	\$0.00	\$162.63	\$138.62	\$32.42	\$63.82	\$45.53	\$326.73	\$1,698.41
3232 Davis, Rebecca D	03/07/2025	2,307.19		.00	235.84	139.07	32.53	66.22	47.24	106.35	1,679.94
			.00	.00	2,207.30	2,243.30	2,243.30	2,207.30	2,207.30		
		\$2,307.19	\$0.00	\$0.00	\$235.84	\$139.07	\$32.53	\$66.22	\$47.24	\$106.35	\$1,679.94
10000 Finley, Christina L 0187	03/07/2025	3,505.96		.00	449.19	197.60	46.21	94.16	67.99	368.95	2,281.86
			.00	.00	3,177.10	3,187.10	3,187.10	3,177.10	3,177.10		
		\$3,505.96	\$0.00	\$0.00	\$449.19	\$197.60	\$46.21	\$94.16	\$67.99	\$368.95	\$2,281.86
2393 Hayes, Chastina J	03/07/2025	2,468.15		.00	210.27	150.08	35.11	71.88	41.93	261.24	1,697.64
			.00	.00	2,395.88	2,420.88	2,420.88	2,395.88	2,395.88		
		\$2,468.15	\$0.00	\$0.00	\$210.27	\$150.08	\$35.11	\$71.88	\$41.93	\$261.24	\$1,697.64
3496 Hershman, Felicia J	03/07/2025	1,882.80		.00	139.49	111.97	26.19	54.18	38.65	97.78	1,414.54
			.00	.00	1,806.00	1,806.00	1,806.00	1,806.00	1,806.00		
		\$1,882.80	\$0.00	\$0.00	\$139.49	\$111.97	\$26.19	\$54.18	\$38.65	\$97.78	\$1,414.54
			\$0.00	\$0.00	\$1,806.00	\$1,806.00	\$1,806.00	\$1,806.00	\$1,806.00		



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 03/07/25 - 03/07/25

Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
3183 Hyten LaFontaine, Stephanie L	03/07/2025	3,156.62		.00	291.29	192.78	45.08	72.63	51.81	697.27	1,805.76
			.00	.00	2,459.35	3,109.35	3,109.35	2,459.35	2,459.35		
		\$3,156.62	\$0.00	\$0.00	\$291.29	\$192.78	\$45.08	\$72.63	\$51.81	\$697.27	\$1,805.76
3306 Killion-Hanson, Anna	03/07/2025	4,666.00		.00	297.83	274.64	64.23	132.89	94.79	236.36	3,565.26
			.00	.00	4,429.64	4,429.64	4,429.64	4,429.64	4,429.64		
		\$4,666.00	\$0.00	\$0.00	\$297.83	\$274.64	\$64.23	\$132.89	\$94.79	\$236.36	\$3,565.26
1516 Liford, Kenneth T	03/07/2025	2,629.11		.00	214.62	163.01	38.12	77.97	55.62	46.60	2,033.17
			.00	.00	2,599.11	2,629.11	2,629.11	2,599.11	2,599.11		
		\$2,629.11	\$0.00	\$0.00	\$214.62	\$163.01	\$38.12	\$77.97	\$55.62	\$46.60	\$2,033.17
2557 Radewan, Tonda L	03/07/2025	1,722.17		.00	114.21	98.91	23.13	46.71	33.32	126.85	1,279.04
			.00	.00	1,595.32	1,595.32	1,595.32	1,595.32	1,595.32		
		\$1,722.17	\$0.00	\$0.00	\$114.21	\$98.91	\$23.13	\$46.71	\$33.32	\$126.85	\$1,279.04
1378 Sandweiss, Noah S	03/07/2025	3,156.61		.00	431.02	191.85	44.87	91.68	65.40	80.50	2,251.29
			.00	.00	3,094.48	3,094.48	3,094.48	3,094.48	3,094.48		
		\$3,156.61	\$0.00	\$0.00	\$431.02	\$191.85	\$44.87	\$91.68	\$65.40	\$80.50	\$2,251.29
10000 Stong, Mary J 0471	03/07/2025	2,790.08		.00	317.24	161.34	37.74	77.32	55.15	362.00	1,779.29
			.00	.00	2,577.30	2,602.30	2,602.30	2,577.30	2,577.30		
		\$2,790.08	\$0.00	\$0.00	\$317.24	\$161.34	\$37.74	\$77.32	\$55.15	\$362.00	\$1,779.29
504 Swinney, Matthew P	03/07/2025	3,597.08		.00	615.37	223.61	52.29	107.75	76.86	44.34	2,476.86
			.00	.00	3,591.54	3,606.54	3,606.54	3,591.54	3,591.54		
		\$3,597.08	\$0.00	\$0.00	\$615.37	\$223.61	\$52.29	\$107.75	\$76.86	\$44.34	\$2,476.86
2477 Toothman, Cody B	03/07/2025	3,376.84		.00	190.15	198.40	46.40	94.85	66.01	184.85	2,596.18
			.00	.00	3,199.99	3,199.99	3,199.99	3,199.99	3,199.99		
		\$3,376.84	\$0.00	\$0.00	\$190.15	\$198.40	\$46.40	\$94.85	\$66.01	\$184.85	\$2,596.18
2305 Van Rooy, Angela L	03/07/2025	3,597.08		.00	290.53	223.01	52.16	101.91	72.70	249.15	2,607.62
			.00	.00	3,397.08	3,597.08	3,597.08	3,397.08	3,397.08		
		\$3,597.08	\$0.00	\$0.00	\$290.53	\$223.01	\$52.16	\$101.91	\$72.70	\$249.15	\$2,607.62
			\$0.00	\$0.00	\$3,397.08	\$3,597.08	\$3,597.08	\$3,397.08	\$3,397.08		



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 03/07/25 - 03/07/25
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
728 Wright, Edward E	03/07/2025	2,105.28		.00	190.23	118.29	27.67	57.24	33.39	229.70	1,448.76
			.00	.00	1,907.88	1,907.88	1,907.88	1,907.88	1,907.88		
		\$2,105.28	\$0.00	\$0.00	\$190.23	\$118.29	\$27.67	\$57.24	\$33.39	\$229.70	\$1,448.76
			\$0.00	\$0.00	\$1,907.88	\$1,907.88	\$1,907.88	\$1,907.88	\$1,907.88		
HAND - Housing & Neighborhood Dev		\$51,984.10		\$0.00	\$5,080.66	\$3,097.94	\$724.55	\$1,454.53	\$1,015.32	\$3,920.74	\$36,690.36
			\$0.00	\$0.00	\$48,791.25	\$49,967.25	\$49,967.25	\$48,791.25	\$48,791.25		
Grand Totals		\$51,984.10		\$0.00	\$5,080.66	\$3,097.94	\$724.55	\$1,454.53	\$1,015.32	\$3,920.74	\$36,690.36
			\$0.00	\$0.00	\$48,791.25	\$49,967.25	\$49,967.25	\$48,791.25	\$48,791.25		

***** Multiple Taxes or Deductions Exist.

REGISTER OF PAYROLL CLAIMS

Board: Redevelopment Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer	Amount
2/21/2025	Payroll				51,694.83
					<u>51,694.83</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 **\$ 51,694.83**

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 Officer _____

**25-38
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON INDIANA**

**APPROVAL TO PETITION THE BLOOMINGTON CITY COUNCIL
FOR THE VACATION OF A PORTION OF AN ALLEY
IN THE TRADES DISTRICT**

- WHEREAS, the Redevelopment Commission of the City of Bloomington (“RDC”) owns property within the 65-acre Bloomington Certified Technology Park known as the Trades District; and
- WHEREAS, on June 16, 2015, the RDC approved Resolution 15-32, approving a Project Review and Approval Form regarding the statutory requirements and other administrative steps needed in order to transfer RDC-owned properties within the Trades District to new owners; and,
- WHEREAS, in 2018, work was completed on infrastructure improvements and the renovation of the Dimension Mill to further the redevelopment the Trades District; and,
- WHEREAS, the RDC authorized a notice of offering for the Trades District parcels in Resolution 23-47 pursuant to Indiana Code § 36-7-14-22; and,
- WHEREAS, the RDC, in Resolution 24-40, approved a letter of intent with Alluinn IU & Pure Development, Inc.; and,
- WHEREAS, the RDC, in Resolution 24-78, approved a conveyance Agreement with Alluinn IU Trades District Hotel LLC, an Illinois limited liability (“Alluinn IU”); and,
- WHEREAS, Trades District Amendment 1 Lot 1 (Parcel ID 53-05-32-100-035.001-005) and Trades District Lot 2 Amendment Lot 2B-1 (Parcel ID 53-05-32-100-035.012-005) are a portion of the real estate to be conveyed to Alluinn IU; and,
- WHEREAS, a platted alley exists between said lots; and,
- WHEREAS, the presence of said alley would significantly hinder Alluinn IU’s development of a hotel on the real estate to be conveyed; and,
- WHEREAS, Indiana Code 36-7-3-12 allows the owner(s) of property that abuts a public way to petition a legislative body who, after a hearing, may pass an ordinance to vacate the public way; and,
- WHEREAS, Indiana Code 36-7-3-12(b)(2) requires the property to be vacated to be specifically described and therefore a survey is necessary for the vacation process; and,

WHEREAS, the RDC has determined that the vacation of said alley (the "Project") would significantly benefit the continued redevelopment of the Trades District and would thus further the public's best interests.

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

1. The RDC supports the Project and reiterates that it serves the public's best interests.
2. The RDC approves the agreement for professional services, to wit a survey, with Bledsoe Riggert Cooper James, Inc. that has been attached to this Resolution as Exhibit A.
3. The RDC authorizes staff to perform all activities and prepare and execute all documentation to proceed with the petition to the Bloomington Common Council for vacation of the alley described herein.
4. The RDC authorizes RDC President Deborah Myerson to sign any and all documentation necessary to achieve vacation of said alley.

BLOOMINGTON REDEVELOPMENT COMMISSION

Deborah Myerson, President

ATTEST:

John West, Secretary

Date