

Floyd County Redevelopment Commission
March 21, 2023
10:12 AM

I. Call to Order and Welcome

II. Roll Call of Members

Present: President Bob Woosley, Rich Boling, John Schellenberger, Brad Striegel, Jeff McCaffrey, Director of Redevelopment Donald Lopp, and Attorney Justin Endres, Administrative Assistant/Clerk Teresa Plaiss. Melanie Northup was absent.

III. Minutes and Claims

Mr. McCaffrey made a motion to approve the minutes of February 21, 2023, seconded by Mr. Boling. Motion carried by a vote of 5-0.

Mr. Striegel made a motion to approve the claims for March 21st, 2023 as emailed, seconded by Mr. McCaffrey. Motion carried by a vote of 5-0.

IV. Financial Report

- a. **1112 Fund – Economic Development**
- b. **4933 Fund – Redevelopment Fund**
- c. **4938 Fund – Revolving Loan Fund**
- d. **9121 Fund – Highlander Point Edwardsville TIF**

Mr. Lopp provided the Board with Budget Status' and the financial report for March. (Report is on file with the minutes.)

V. Public Comment

No public was present.

VI. Old Business

a. Discussion – Micro-Loan Schindler's Garage

Mr. Lopp informed the Board he will reach out to Schindler's Garage one more time to get their response.

b. Update – TIF Plan and Amendment schedule

Mr. Lopp stated residential parcels are to be removed from the TIF area. Mr. Lopp also informed the Board, the Auditor has agreed to make the adjustment needed to correct the distribution error made in previous years on the TIF distribution.

c. Discussion – Gateway Submission – Annual Report

Discussion only.

VII. New Business

a. Novaparke

i. Status Update

Mr. Lopp stated the bridge deck is scheduled to be poured on April 28th, weather permitting.

ii. Construction Inspection Contract Amendment Request

Matt Heinze, United Consulting presented the Board with an amended construction inspection contract for approval. The supplemental request is \$81,000.00 to complete the project.

Mr. Lopp explained United will provide the inspection for the bridge construction and County Engineer Horacio Urieta will do the inspecting of the paving.

Mr. Striegel made a motion to approve the contract amendment of \$81,000.00, seconded by Mr. Boling. Motion carried by a vote of 5-0.

iii. Change Orders – Pending – Discussion

Mr. Heinze explained the need for Change Order #10 for E&B Paving in the amount of \$1,084.01, which was due to a design error.

Mr. Schellenberger made a motion to approve the \$1,084.01 change order for E&B, seconded by Mr. Boling. Motion carried by a vote of 4-1. After much discussion, Mr. Schellenberger resented his motion and Mr. Boling resented his second.

Mr. Striegel made a motion to approve Change Order #10 in the amount of \$1,084.01 for E&B and to request Strand to reimburse the Board the amount of the change order, seconded by Mr. Schellenberger. Motion carried by a vote of 5-0.

Mr. Heinze requested a change order in the amount of \$5,219.40 for the raising of the bridge 2 inches due to the railroad raising the rails. Mr. Heinze explained E&B did not do measurements at the beginning of the bridge construction to make sure of the correct height of the bridge to clear the trains. E&B had requested \$34,000.00 additional for the wedges to raise the bridge but Strand, the design engineer stated that due to E&B's error, the cost should be no more than \$5,219.40.

Mr. Striegel made a motion to accept the \$5,219.40 as recommended by Strand, seconded by Mr. Schellenberger. Motion carried by a vote of 5-0.

iv. READI status

Mr. Striegel made a motion to proceed with the lab and shell buildings, seconded by Mr. Woosley. Motion carried by a vote of 5-0.

b. Talent Attraction

i. Make My Move – Community Champion

Mr. Lopp explained that Community Champions will provide local knowledge to help movers understand the area and feel connected to the community.

ii. Incentive Package Discussion

Mr. Striegel made a motion that a back-ground check should be run on all applicants, seconded by Mr. Boling. Motion carried by a vote of 5-0.

c. Edwardsville School

i. BOT

Discussion only.

VIII. Adjournment: With there being no further discussions, Mr. Schellenberger made a motion to adjourn, seconded by Mr. Boling. Motion carried. Recorded time of adjournment was 11:10 A.M. Next regular meeting will be April 18, 2023 at 10:00 A.M unless otherwise notified

Bob Woosley, President

Rich Boling, Vice-President

Jeff McCaffrey, Secretary

John Schellenberger, Member

Brad Striegel, Member

Attest: _____
Teresa Plaiss, Clerk

