



- I. **Call to Order:** The RDA Board meeting was called to order at 10:00 a.m. CST on Thursday, May, 21, 2015 with Chairman Donald P. Fesko presiding.
- II. **Roll Call:** Present: Chairman Donald P. Fesko, Harley Snyder, Bill Joiner, Chris Campbell, Randy Palmateer and Tom Dabertin. Six members were present constituting a quorum.
- III. **General Public Comment:** *None*
- IV. **Installation of New Board Members:** D. Hollenbeck, RDA legal counsel, formally sworn in Porter County appointment, Christopher Campbell.
- V. **Election of Officers:** D. Hollenbeck stated that pursuant to the enabling statute, the RDA is to elect, from its membership: a Chairman, a Vice Chairman and a Treasurer.

H. Snyder motioned to approve the nomination of Donald P. Fesko as Chairman with a second by T. Dabertin. All were in favor and the motion was approved.

B. Joiner motioned to approve the nomination of Harley Snyder as Vice Chairman with a second by D. Fesko. All were in favor and the motion was approved.

D. Fesko motioned to approve the nomination of Bill Joiner as Treasurer with a second by H. Snyder. All were in favor and the motion was approved.
- VI. **Consent Agenda:** B. Joiner motioned to approve the consent agenda with a second by C. Campbell. All were in favor and the motion was approved.
 - a. **Minutes: Board Meeting of November 20, 2014:** *Approved*
 - b. **Reports: MWBE Quarterly Expenditure Compliance (4th QRT 2014)** *Approved*
 - c. **Reports: Buy Indiana Quarterly Report (4th QRT 2014)** *Approved*
 - d. **Ratify: Vehicle and related expenses increase-2015** *Approved*
 - e. **Ratify: Extension of current President and CEO's employment contract** *Approved*
 - f. **Contracts: ODS Employee Handbook Review- 2015** *Approved*
 - g. **Contracts: AECOM DEIS scope modification- 2015 (Amendment #1)** *Approved*
- VII. **Actions on Recommendations from Fiscal Task Force:**
 - a. **Recommendations:**
 - i. **Applications: Buffington Harbor Access Road (Gary, RDA, IEDC)-** B. Hanna addressed to the Board that the Buffington Harbor access road project attempts to improve the economic conditions for Gary and the surrounding regional area. The Carmeuse facility is expanding and other developments are underway in the Airport's footprint. A significant obstacle to securing investments is the ability to access these entities and other developable areas and the connectivity between those areas with existing industrial uses.



Bo Kemp reported to the RDA Board that the current road conditions are in poor condition for heavy truck traffic to support Carmeuse's expansion. This project will expand the newly constructed Gary Marina Access Road (aka Buffington Harbor Drive) to include an additional travel lane that provides direct access to Carmeuse and the lakefront from Cline Avenue. This will allow industrial traffic to be separated from Majestic Star Casino traffic providing connectivity to the lakefront.

B. Kemp stated that fixing this connectivity should greatly improve regional transportation and will efficiently make the area much more attractive to economic development investments.

T. Dabertin asked if the proposed roundabout would be split from the truck traffic to the car traffic.

B. Kemp responded stating that the archway before the roundabout will facilitate the split of the passenger and industrial traffic. The purpose of the roundabout is to make sure that if someone goes off in the wrong direction, it will give them the opportunity to get back around safely.

T. Dabertin inquired information on the status on the NISPCO property.

B. Kemp responded stating that the NISPC property is still maintained by NISPCO and the City has worked closely with the company. NISPCO has agreed that there are components of that property that the City may be able to incorporate in potential development.

B. Hanna asked for recommendation to accept the funding proposal for the City of Gary in the amount of \$7,456,000 for consideration at the next RDA Board of Director's meeting.

B. Joiner motioned to approve the recommendation with a second by H. Snyder. All were in favor and the motion was approved.

- ii. **Funding: Use of No Interest Securitized Forgivable Loan-** D. Fesko asked for recommendation from the Board to defer any and all requests for the use of the no interest securitized forgivable loan fund to the Fiscal Task Force for further review and negotiations to be presented for funding recommendations to the full board at the next RDA Board meeting.

T. Dabertin motioned to approve the recommendation, with authorization from the Fiscal Task Force to close out any and all pending applications, with a second by B. Joiner. All were in favor and the motion was approved.

- iii. **Audit: 2014 Financial Audit and 2014 Internal Control Audit-** B. Hanna reported the RDA utilized Whittaker and Company for their 2014 financial audit and London-Witte for their internal control audit for 2014. Both audits yielded a clean opinion, and there was no report of material weaknesses or significant deficiencies.



S. Ziller stated that the results of both audits were considered the “highest ranking” for the RDA in terms of no additional recommendations for internal control enhancements and financial reporting.

S. Ziller asked the Board for recommendation to approve both reports.

B. Joiner motioned to approve the recommendation with a second by H. Snyder. All were in favor and the motion was approved.

VIII. Report on Legislative Outcomes- 2015 Indiana General Assembly:

a. **Overview of Passed Legislation:** B. Hanna reported that there have been four major changes to the RDA. Those changes include:

i. **Deal Closing Fund-**

1. The General Assembly, in 2015, removed economic development from the RDA’s statutory duties, ending their program with IEDC.

ii. **Rail Construction & Operations-**

1. Legislation was passed to provide \$6M annually for 30 years to fund construction of the West Lake Corridor. These funds replace the \$10M annually the RDA previously received from the Major Moves fund.
2. Approximately \$4M annually to build up an operating fund for the West Lake Corridor.

iii. **Funding-**

1. \$14M of RDA funding, derived from casino admission taxes, will be distributed directly to the RDA by the State- previously these funds were sent to Lake County and the cities of Gary, Hammond and East Chicago, who then passed them on to the RDA. This will put the RDA in a better position to bond to fund the construction of the West Lake Corridor.

iv. **Local Hiring Goals-**

1. Under legislation passed in 2015: The RDA’s goal by 2020 is to have 20% of those working on RDA-funded projects drawn from NW Indiana communities whose unemployment rate is 20% above the State’s average.

b. **RDA Future Priorities:** B. Hanna gave a report on the RDA’s future plans. Those plans include:

i. **West Lake Corridor-**

1. New South Shore service from Dyer to Chicago (via Munster and Hammond) beginning in 2023
2. 5,000 riders projected by 2023 bringing back \$231M in personal income annually from Chicago to spend in NWI
3. Will create about 2,000 permanent jobs in NWI
4. Federal government will pay 50% of \$571M cost
5. State has committed \$6M/year, RDA has committed \$8M/year, local communities \$4M/year

ii. **Upgrades to existing South Shore line-**



1. Continuous double track from Gary to Michigan City
 2. New high-level boarding platforms in Miller and Portage/Ogden Dunes
 3. Modernize Gary Metro Station
 4. Approximately \$1B in upgrades over 20 years
- iii. **Transit-Oriented Development(TOD)-**
1. Goal: Rebuild the middle class in NWI
- iv. **Continued Shoreline Improvements-**
1. Ongoing work in East Chicago
 2. Marquette Plan updates being finalized by NIRPC
 3. Encourage connections to transit
 4. Identify areas of opportunity
- v. **Encouraging development around the Gary/Chicago International Airport-**
1. Runway expansion- completed
 2. Encourage development around the airport
 3. Potential new casino at Buffington Harbor
 4. Access Improvements
 5. Clark Road upgrade
- vi. **Regional bus transit-**
1. Work with existing bus transit providers in Gary, East Chicago and Valparaiso to build out system organically
 2. Secure local participation
 3. Integrate with rail system
- IX. **Action on Recommendations from Fiscal Task Force:**
- a. **Recommendations:**
- i. **Applications: Lakefront Development TOD TIGER Grant- Local Contribution-** B. Hanna addressed to the Board that the City of Gary wishes to pursue a TIGER Grant for a TOD area surrounding a future NICTD train station formally known as "Miller Station". This project will result in faster and more frequent commuter rail service between Chicago and Gary and ultimately TOD and economic revitalization for the City of Gary.
- B. Kemp stated that the initial investments will be roadway reconstruction and pedestrian walkway enhancements to improve mobility and access to the station, local retail, and Lake Michigan recreational areas. Specific investments include the construction of wider sidewalks, reconfigured parking, multi-use pathways, dedicated pedestrian crosswalks, landscaped medians, green infrastructure, and a new intersection. These initial investments will enable the realignment and double tracking of the commuter rail track and construction of a new station.
- B. Kemp asked the RDA Board to accept and allocate funding in the amount of \$4.26M towards a match, contingent upon successful award of TIGER grant, in the amount of the project.



B. Joiner motioned to approve the recommendation with a second by H. Snyder. All were in favor and the motion was approved.

X. Project Status Review:

a. Surface Transportation:

i. **Update:** Mike Noland gave an update to the Board on the following:

1. Support of the West Lake Corridor project
2. Timeline of the West Lake commuter rail project
3. Local funding-key element to securing Federal dollars
4. Transit-Oriented Development (TOD)
5. Improving faster ride times and services along the current routes from South Bend to Chicago
6. Double-tracking and cross over opportunities: high level platforms
7. Working with the City of Gary on the Miller station
8. Long-range plans for the South Shore: coordinating with the West Lake Corridor service and significantly improving travel times

C. Campbell asked M. Noland if there are any large obstacles to decrease time other than double-tracking and the realignment.

M. Noland responded stating that high level platforms will significantly help reduce time.

b. Expansion of the Gary Chicago Airport:

i. **Update:** H. Snyder reported to the Board that the Gary Chicago International airport runway expansion is on time to be completed in July, of this year, and he extended his appreciation and thanked the City of Gary for their dedication to this runway project.

B. Kemp addressed that there is about 260ft. of concrete left to pour before the runway is complete.

c. Shoreline Development:

i. **Update:** *None*

d. Economic Development:

i. **Update:** *None*

e. RDA Operations:

i. **Update:** S. Ziller reported to the Board that the RDA, through its communications department, is working on the following:

1. RDA's annual report - due by August 30
2. Revamping of the RDA Transformation website – will be available later this year
3. New Logo: S. Ziller thanked Dave Wellman and the staff for their input on the RDA's new logo.

S. Ziller also reported that in October, of last year, the RDA partnered with the Towns of Dyer, Munster and City of Hammond to apply for federal funding for a TOD planning grant that will



afford those targeted communities the opportunity to collectively engage in TOD planning in an organized manner, while allowing each community's uniqueness to be embraced and celebrated. The RDA asked for \$300,000 with a \$75,000 Board-approved match from the RDA. Currently, we are anxiously awaiting the award announcement and our Team in DC is monitoring that process.

XI. Unfinished Business:

vii. **Update:** *None*

XII. New Business:

i. **Update:** *None*

XIII. 2015 Future Meeting Planning: The quarterly Board structure and the monthly Working Groups are reflected in the planning calendar.

XIV. General Public Comment: *None*

XV. Adjournment: Without further business the meeting was adjourned.

Respectfully submitted by Amy Jakubin