

Culver Redevelopment Commission Minutes
August 19, 2019

1. The meeting began at 5:01 PM. Roll Call was conducted; Mr. Rich West, Ms. Sally Ricciardi, Ms. Sue McInturff, Ms. Karen Shuman (non voting member) and Mr. Paul de Benedictis were present. Mr. Tom Yuhas was not present.
2. Pledge. The pledge of allegiance was led by the CRC President, Mr. West.
3. Approval of Minutes. A motion to approve the July 15, 2019 minutes was made by Ms. Ricciardi and seconded by Ms. McInturff. The motion was unanimously approved.
4. Financial Report.
 1. The June & July 2019 financial reports were mentioned and to be sent to the CRC members after the meeting.
 2. The current August 2019 cash flow statement was discussed.
5. Grant request.
 1. Mr. Bill Githens and Ms. Colleen McCarty, Library Director, Culver Township Public Library (CTPL) submitted a request for a grant to assist with a repair to the original entrance of the historic Carnegie Library with a new door and frame. The project was discussed as was the relevance of the repair to the town. CTPL shared two proposals they had received for the work. A motion to provide the CTPL with a grant of 50% of the lowest bid to repair the original entrance of the Carnegie library (\$6,423 bid; 50% of that bid: \$3211.50) was made by Ms. Ricciardi and seconded by Ms. McInturff. The motion was unanimously approved.
6. Town Manager Report.
 1. Stellar Project. The town manager, Mr. Leist, was unable to attend and submitted a written report updating the status of the town's Stellar projects. (See attached).
 2. 530 Ohio Property. The CRC funded written report on the property was discussed. Mr. West shared with the CRC members that the town council will seek public input on the possible purpose(s) for the 530 Ohio property.
7. Old Business.
 1. Broadband. Mr. West led the discussion, stating that he, Mr. Yuhas and Mr. Russ Mason spoke with a Mediacom business development representative about cost/service in the TIF areas. The CRC is waiting for Mediacom's response.
 2. Façade grant program. Mr. Yuhas had previously proposed several changes to the current Façade grant program (See attached). The CRC members discussed the merits of the changes and agreed to set aside the sidewalk portion the change. After further discussion, a motion was made by Mr de Benedictis and

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seconded by Ms. Ricciardi to incorporate the following changes to the façade program:

1. Allow a maximum of \$30K in Grant funding for approved projects for a given business entity in a given year.
2. A total of \$30K Grant funding will be allowed for a given business within a five year period.
3. Facade Grant funding will be allowed for;
 - a. Roof repairs or replacement.
 - b. Repairs or replacement of existing driveways/parking lots to include paving, seal coating and painting.

Mr. West, Ms. Ricciardi and Mr. de Benedictis voted in favor of the changes, Ms. McInturff voted against. The motion carried.

3. Educational Pathways. Ms. Shuman reported that the Culver School Corporation heard back on the application and were not awarded the grant for the coming year. The school corporation can reapply for the grant next year.

8. New Business.

1. County Stellar Letter of Support. Mr. West requested the CRC authorize him to provide a letter of support for the county Stellar initiative (See attached). The CRC had provided a similar letter last year. A motion was made by Mr. de Benedictis and seconded by Ms. Ricciardi that the CRC president is authorize to provide the letter of support. The motion was unanimously passed.
2. Project ideas. Mr. de Benedictis shared thoughts about possible project ideas for the CRC going forward. After a discussion, there was consensus among the CRC members that a joint working session with the Main Street be conducted.
3. Economic Development Plan (EDP). Mr. West led a discussion of the possible need for an EDP in support of the project ideas working session.
4. Mural at Elizabeth's garden. CRC has been approached to cost share a mural on the exposed brick wall of the Elizabeth's garden next to Heritage Park. After a discussion about the impact for the downtown TIF, a motion was made by Ms. McInturff and seconded by Ms. Ricciardi to match up to \$2,500 for the mural. The motion was unanimously passed

9. Citizen Input. None.

10. Member Comments. None.

11. Adjourn to Claims. A motion was made by Ms. McInturff to adjourn to claims, Ms. Ricciardi seconded the motion. The motion was unanimously passed at 6:25 PM.

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Respectfully submitted,

Paul de Benedictis
CRC Secretary