

Culver Redevelopment Commission
July 17, 2017

1). Roll Call-

Rich West, Tom Yuhas, Tammy Shaffer, Sue McInturff and Sally Ricciardi were present when roll was taken at 5:02 PM.

2). Pledge-

The Pledge was led by Mr. West

3). New Member Welcome-

Sally Ricciardi was welcomed to the Commission. She was appointed by Town Council President to fill the vacancy created when Brandon Cooper resigned.

4). Election of Officers-

A motion was made by Ms. McInturff and seconded by Mr. Yuhas to have Mr. West serve as the President of the CRC. This motion was unanimously passed.

A motion was made by Ms. Ricciardi and seconded by Ms. McInturff to appoint Tammy Shaffer as the Vice President of the CRC. This motion was unanimously passed.

There was no motion to change the person who serves as Secretary. Mr Yuhas will continue as the Secretary.

5). Approval of Minutes-

A motion was made by Mr. Yuhas and seconded by Ms. Shaffer to approve the minutes from the joint session with Town Council held on May 9, 2017. This motion was unanimously passed with Ms. Ricciardi abstaining.

A motion was made by Ms. McInturff and seconded by Ms. Shaffer to approve the minutes from the special session held on May 26, 2017. This motion was unanimously passed with Ms. Ricciardi abstaining.

A motion was made by Ms. McInturff and seconded by Ms. Shaffer to approve the minutes from the CRC meeting of June 19, 2017. This motion was unanimously passed with Ms. Ricciardi abstaining.

6). Financial Report-

A motion was made by Mr. Yuhas to approve the Financial report dated May 30, 2017. This was seconded by Ms. Shaffer and was unanimously passed.

A motion was made by Mr. Yuhas and seconded by Ms. McInturff to approve the Financial report dated June 30, 2017. This motion was unanimously passed.

7). New Business-

In attendance was Mr. Brent Martin representing the firm SRKM Architecture. The Town had requested proposals for an evaluation of the Culver Movie theater. The Town received two proposals and ask that the lowest bidder present to the CRC. Mr. Martin explained the scope of the proposed work to include a project budget, a structural assessment, public meeting and a

business plan. The cost of this Proposal was \$8,530. A motion was Made by Ms. Shaffer and Ms. Ricciardi seconded. The motion was to pay \$8,530 to SRKM Architecture for their study and to enter into a contingent purchase contract with the owner of the movie theater and provide up to \$5,000 earnest money to the owner. The motion was not approved. Ms. Shaffer and Ms. Ricciardi voted "yes" and Ms. McInturff, Mr. Yuhas and Mr. West voted "no".

The Town Manager has presented the CRC with two resolution options for the CRC funding of the Stellar Projects. The resolutions vary in the distance of the proposed bike/walking trail. A motion was made by Mr. Yuhas and seconded by Ms. Shaffer to hold a special meeting on August 1, 2017 at 5:00 PM to vote on the Stellar Funding Resolution. This motion was unanimously passed.

A facade grant application was received from Diva for approval. A motion from Ms. Shaffer and seconded by Ms. Ricciardi to approve a Facade Grant of \$375 to Diva for signage. This motion was unanimously passed with Ms. McInturff abstaining.

A motion was made by Mr. Yuhas and seconded by Ms. Ricciardi to have Umbaugh do the annual neutralization report for the CRC and also give an estimate for the cost to reconcile the TIF Districts properties. This motion was unanimously passed.

8). Old Business-
None

9). Citizen Input-
None

10). Member Input-
None

11). Claims-
Ms. Shaffer made the motion to adjourn to claims. Ms. Ricciardi made the second and this was unanimously passed.

12). Adjourn-
6:55 PM