

REDEVELOPMENT COMMISSION – MINUTES

MONDAY, AUGUST 13, 2018

**MEMBERS:** Jason Nicolaou, Lynda Lambert, Dr. Robert Taylor, Caleb Edwards

Also in attendance –Attorney Rob Schein, Facilitator Joe LePage, Clerk-Treasurer Tonya Thayer

Jason Nicolaou calls the meeting to order at 6:30 p.m. and everyone is led in the Pledge of Allegiance.

Roll Call – Lynda Lambert was absent

**OLD BUSINESS**

**KIMLEY-HORN: REVISED PROPOSALS FOR DOWNTOWN REVITALIZATION –** Kevin Krulik, City Engineer presents proposals. Krulik explains the bid assistance cost is \$18,000 and the construction administration cost is hourly (nte) \$19,000 for a total of \$37,000.

*Motion by Taylor to approve the 2-phase project for a total of \$37,000, \$18,000 fixed and \$19,000 hourly (nte) for a total of \$37,000, 2<sup>nd</sup> by Edwards. Motion carries by a unanimous vote.*

**NEW BUSINESS**

**RESOLUTION 2018-10 RESOLUTION OF THE CITY OF LEBANON REDEVELOPMENT COMMISSION APPROVING AN ECONOMIC DEVELOPMENT AGREEMENT (GATEWAY MARKETPLACE PROJECT).** Attorney Rob Schein reads Resolution.

*Motion by Nicolaou to approve Resolution 2018-10, 2<sup>nd</sup> by Edwards. Motion carries by a unanimous vote.*

**RESOLUTION 2018-11 RESOLUTION OF THE LEBANON REDEVELOPMENT COMMISSION AUTHORIZING THE EXECUTION OF A LEASE BETWEEN THE LEBANON PUBLIC BUILDING CORPORATION AND THE LEBANON REDEVELOPMENT COMMISSION, AND RELATED MATTERS (GATEWAY MARKETPLACE PROJECT).** Attorney Rob Schein reads Resolution. Catherine Fanello, Krieg DeVault explains the Lease.

President Nicolaou opens a Public Hearing – no one comes forward – Public Hearing is closed.

Sent email  
10-5-18

***Motion by Edwards to approve Resolution 2018-11, 2<sup>nd</sup> by Taylor. Motion carries by a unanimous vote.***

**DOWNTOWN FAÇADE GRANT REQUEST – Derek Warren, Planning & Zoning presents request. Mark Sullivan is requesting a grant for his building located at 101 W. Main Street. Two bids were submitted, and Eisele Masonry was awarded the bid due to having the lowest bid.**

**A question arose when President Nicolaou was going to abstain from the vote because he sits on a Board of a tenant who rents an office in this building. Attorney Rob Schein states that since Nicolaou has no pecuniary interest that there is no conflict with him voting on this grant request.**

***Motion by Edwards to approve the grant request in the amount of \$9375 for Eisele Masonry & Concrete to do the work at 101 W. Main Street, 2<sup>nd</sup> by Nicolaou. Motion carries by a unanimous vote.***

**DOWNTOWN FAÇADE GRANT REQUEST – Derek Warren, Planning & Zoning presents request. John Fricano is requesting a grant for his building located at 221 S. Lebanon Street. Two bids were submitted, and Hoosier Boy was awarded the bid due to having the lowest bid.**

***Motion by Edwards to approve \$17,000 grant with the owners share of \$2,000 for Hoosier Boy bid of \$19,000 for painting and tuckpointing of the building, 2<sup>nd</sup> by Nicolaou. Motion carries by a unanimous vote.***

### **CLAIMS**

***Motion by Edwards to approve the claims, 2<sup>nd</sup> by Taylor. Motion carries by a unanimous vote.***

### **ADJOURNMENT**

***Motion by Taylor to adjourn, 2<sup>nd</sup> by Edwards. Motion carries by a unanimous vote.***

The next regular Lebanon RDC meeting is scheduled for Monday, September 10, 2018 at 6:30 pm

Respectfully submitted by Tonya Thayer, Clerk-Treasurer.