



City of Elkhart

Redevelopment Commission

AGENDA FOR ELKHART REDEVELOPMENT COMMISSION MEETING
MUNICIPAL BUILDING (2ND FLOOR), COUNCIL CHAMBERS
TUESDAY OCTOBER 11, 2022 at 4:00 P.M.

THIS MEETING WILL BE HELD IN-PERSON & ELECTRONICALLY VIA WEBEX
To join, go <https://coei.webex.com/coei/j.php?MTID=m9519dde09a3ea29d6fb7a1bd16ed8092>
enter **2303 783 5908** as the event number and “RDC10” as the event password.

To join by phone, call 1-415-655-0001, enter **23037835908##**

*Press *6 to unmute telephone*

Comments and questions may be submitted via the WebEx app during the meeting, or may be submitted to chaise.cope@coei.org prior to the meeting.

1. Call to Order

2. Approval of

- July 12, 2022 Regular Meeting Minutes
- July 26, 2022 Special Meeting Minutes
- September 13, 2022 Regular Meeting Minutes

3. New Business

a) **Opening Offers for 1918 Markle**

b) **Approve and ratify the actions taken by the officers completing this sale and reducing the price to \$1.00 and executed the Purchase and Development Agreement with Habitat for Humanity.**

8 Lots to be purchased by Habitat for Humanity

- S. Second St. 20-06-08-278-022.000-012
- 1019 S. Second St. 20-06-08-278-023.000-012
- 828 W. Garfield 20-06-08-326-010.000-012
- 125 W. Indiana 20-06-08-429-010.000-012
- 129 W. Garfield 20-06-08-430-005.000-012
- 153 W. Indiana 20-06-08-429-001.000-012
- 1514 Ashland 20-06-08-429.002.000-012
- 127 W. Indiana 20-06-08-429-009.000-012

- c) **Accepting Transfer of 740 N. Riverside from Parks Dept.**
 - Authorizing the Transfer of Interests in Certain Real Estate and the Improvements Located Thereon to the Redevelopment Commission of the City of Elkhart, Indiana and all Materials Related Thereto – 740 N. Riverside
- d) **Accepting Transfer of 1524 Frances from Parks Dept.**
 - Authorizing the Transfer of Interests in Certain Real Estate and the Improvements Located Thereon to the Redevelopment Commission of the City of Elkhart, Indiana and all Materials Related Thereto – 1524 Frances
- e) **Ice Miller Billing – 1101 Beardsley**
 - Appropriating Ice Miller Billing for 1101 E. Beardsley Services in the amount of \$500.50 – DT TIF
- f) **Ice Miller Billing – Labour Pump Mediator**
 - Appropriating Ice Miller Billing for Labour Pump Mediator Services and Appropriating Funds for Payment in the amount of \$250.48 – CONS TIF
- g) **Bergerson Additional Testing**
 - Appropriating Funding for Bergerson Screw Downgradient Air Sampling – Keramida Invoice for \$8,066.00-BS
- h) **Appropriating \$300,000 of Additional Funding for the Environmental Center Next Level Trails Project**
 - Appropriating and Authorizing the Expenditure of Additional Consolidated South Elkhart Economic Development/Redevelopment Allocation Area Funds for the Level Trails Project at Elkhart Environmental Center
- i) **Approval of Purchase Agreement for 1923 Lane Avenue**
- j) **Community Development Block Grant (CDBG) Subrecipient Agreement**
 - AIDS Ministries/AIDS Assist of North Indiana Inc.
 - Council on Aging
 - Goodwill Industries of Michiana Inc.
 - Minority Health Coalition Elkhart County Inc.
 - YWCA North Central Indiana, Inc.
- k) **Community Development Block Grant (CDBG) CV Subrecipient Amended Agreement**
 - St. James AME Church–extend the agreement until Dec. 31, 2022
- l) **TENTATIVE – American Rescue Plan (ARP) Homeowner Occupied Rehabilitation Grant Program**
 - Approving ARP Homeowner Occupied Rehab Program and Establishing CAP on Rehab Funding
- m) **TENTATIVE – Declaratory Resolution and Plan for West 78 Economic Development and TIF Allocation Areas.**

4. **Staff Updates**
5. **Other Business**
 - a) Warrick and Boyn Invoice
 - b) TIF Report
9. **Public Comment**
10. **Adjournment**