



City of Elkhart
Redevelopment Commission

AGENDA FOR AURORA CAPITAL DEVELOPMENT CORPORATION
MUNICIPAL BUILDING (2ND FLOOR), COUNCIL CHAMBERS
Tuesday, March 12, 2024 at 3:30 pm

THIS MEETING WILL BE HELD IN PERSON AND ELECTRONICALLY VIA WEBEX

To join, go to

<https://coei.webex.com/coei/j.php?MTID=m5f54d04012948efc0849b75a7be05eb9>

Enter 2303 542 5906 as the event number and ACDC3 as the event password.

To join by phone, call 415-655-0001, enter 2303 542 5906##

*Press * 6 to unmute telephone*

1. Call to Order
2. Approval of February 13, 2024 Regular Meeting Minutes
3. Approval of February 2024 ACDC Expense Report
4. Adjournment



City of Elkhart
Redevelopment Commission

Aurora Capital Development Corporation
Meeting Minutes
Tuesday, February 13, 2024

Present: Dina Harris, Gerry Roberts, Wes Steffen, Gary Boyn, Sherry Weber (Recording Secretary), Drew Wynes, and Chris Pottratz (via Webex)

Call to Order:

This meeting was held in-person, telephonically and virtually through WEBEX. Ms. Schreiber called meeting to order at 3:34 pm

Approval of the January 9, 2024 Regular Meeting Minutes:

Mr. Steffen asked for a motion to approve the January 9, 2024 Regular Meeting Minutes. The motion was moved by Mr. Roberts. Seconded by Ms. Harris. Voice vote carried with all in favor, non-opposed. Minutes are approved.

Contract for Steve Watts

Gary Boyn addressed the board and answered questions. Mr. Steffen asked for a motion to approve the resolution allowing the Elkhart City Controller to serve as Controller for the Corporation. Moved by Mr. Roberts. Seconded by Ms. Harris.. Voice vote carried with all in favor. Motion approved.

January 2024 ACDC Expense Report

Mr. Steffen asked for a motion to approve the January 2024 ACDC Expense Report in the amount of \$877.05. The motion was moved by Mr. Roberts. Seconded by Ms. Harris. Voice vote carried with all in favor, non-opposed. Minutes are approved.

Adjournment

There being no further discussion, Mrs. Schreiber asked for a motion to adjourn the meeting. Moved by Ms. Harris. Seconded by Mr. Roberts. Voice vote, all in favor, non-opposed. Motion approved. Meeting adjourned at 3:36 pm. Next meeting is on Tuesday, March 12, 2024 at 3:30 p.m. in Council Chambers.

Wes Steffen, Vice President

Steve Watts Consulting, LLC
 Invoice Aurora Capital Loan Fund
 2/29/24

DATE	PURPOSE	AMOUNT
2/5/24	Review files for PJ Limes, LLC d/b/a Parmajocos Review files for Pools Tables Plus, LLC Rhonda's Cake Cottage & Bakery Dave Sims d/b/a Dave's Tax Service Elkhart Fire Fighters Local 338 Fundraisers, Inc.	5.25 hrs \$525.00
2/5/24	Milage to & from LCB Goshen office where files were held 64m @ \$.67	\$ 42.88
2/7/24	15 minutes to review Valerie Malone's Aurora Loan application	\$ 25.00
2/21/24	Call on Valerie Malone d/b/a Gracefully Living at her location after stop at Chamber for file	3.0 hrs. \$300.00
2/21/24	Milage to Chamber & Gracefully Living	36 mi @ \$.67 \$ 24.12
2/26/24	Review PJ Limes, LLC in response to LCB returned mail	.25 hr \$ 25.00
2/27/24	Prep & Administrative Review with Levon J., Kathy Carwell & Kay Reviewed PJ Limes, Pool Tables Plus & The Bookworm on Main,/send text communication due to delinquency, etc.	
	(Represents split of time with GMLF	2.375 hr \$237.50
2/27/24	Split milage with Aurora Loan Fund	17 mi @ \$.67 \$ 11.39
2/28/24	Meeting with Jason Kuspa of Around the Art, LLC d/b/a Thompson's Gallery & Custom Framing to discuss renewal Also spoke with Sonny Cruz of PJ Limes, LLC Responded to Bookworm on Main lengthy text response	4 hrs \$400.00
	Milage to Thompson's Art Gallery & Chamber offices	35 mi @ \$.67 \$23.45
	TOTAL	\$1,614.34