**Redevelopment Commission**

**October 18, 2018**

**Meeting Notes**

**Members present:** Chairperson Heather Blaudow, Brian Hurley, and Suzanne Short,

**Members absent:** Donetta Gee-Weiler, Shelley Haney, MVCSC Shannon Walls, and Larry Longman

**Others present:** Town Manager Tonya Galbraith, Ryan Crum, Courtney Zaugg and Marcie Klaunig from Veridus Group, and Fred Prazeau of Context Design

1. **Opening and Roll Call – Heather Blaudow**
2. **Approval of August 2, and September 6, 2018 minutes**

Due to lack of quorum of the attendees of these two meetings these minutes will be up for approval at the November 1, 2018 meeting.

1. **Town Center Update – Fred Prazeau**Mr. Prazeau distributed copies of the McCordsville Town Center Survey and discussion was held on many of the 15 questions included. He also shared that, from results thus far received, residents are most drawn to the warm and welcoming village atmosphere. He also gave a visual presentation of the three different concepts for the Town Center, reporting that focus groups have been drawn to concept 1 with pieces of concept 2 intertwined. Concept 1 is predicated by having the bridge over the tracks and with that scenario the bypass would not be necessary.
2. **Market Analysis Report Presentation – Courtney Zaugg**Courtney Zaugg and Marcie Klaunig of the Veridus Group co-presented the findings of the Market Analysis that was distributed to the group, explaining statistics and answering questions along the way. Courtney and Marcie were asked and agreed to bring this presentation to the January 8, 2018, Town Council meeting.
3. **Economic Development Plan recommendation**Final group review of the Economic Development Plan was done. Ms. Short made a motion to recommend adoption of the Economic Development Plan as revised at this meeting to the Town Council. 2nd by Mr. Hurley. Passed 3/0.

Ms. Galbraith stated that the Plan will be on the November 13, 2018, Town Council agenda for adoption.

1. **Council Liaison Report**In the absence of Mr. Longman, Ms. Galbraith gave this report stating the CGS contract was discussed at the October 2018 Town Council meeting and the amount of the fee for trash service was decided upon. The Nation annexation was also discussed.
2. **Old Business**TIF

Lisa Lee will be attending the November 1 meeting for a discussion on TIF and tax abatements.

1. **New Business**State Statute

Ms. Galbraith stated that every Redevelopment Commission is required to have an annual meeting if a TIF district is included and we currently have two TIF districts. This annual meeting will be held on December 12, 2018, at 6:30 p.m. There will be an overview of TIFs presented by Ms. Galbraith. A notice will be printed in local newspapers and on social media. Township and Schools will also be invited.

1. **Next Regular Meeting – November 1, 2018**
2. **Adjourn**Ms. Blaudow made a motion to adjourn. 2nd Ms. Short. Passed 3/0.