

MINUTES OF
Rensselaer Redevelopment Commission Hearing RC2023-08
Monday, November 6, 2023 at 5:00 pm CST

I. Call to Order: The members of the Rensselaer Redevelopment Commission met on Monday, November 6, 2023 in City Hall Council Chambers. Redevelopment Commission President, Stan Haines, called the meeting to order at 5:00 pm CST. Building Commissioner, Joshua Davis, was asked to proceed with roll call.

II. Roll Call

Present: President - Stan Haines, Secretary - Jeff Webb, Kevin Smith, Robert (Bob) Brenneman, Janice Deno and Building Commissioner - Joshua Davis.

Absent: Mayor Wood, Vice President - Estel George and Plan Commission Secretary - Jessica Call

Guest: City Attorney - Jacob Ahler

III. Approval of Past Minutes: President Haines presented the minutes of the previous Redevelopment Commission meeting RC2023-07 held on Monday, October 2, 2023. Motion made by Smith, seconded by Webb.

IV. Claims: Commissioner Davis confirmed there were two (2) claims for the month of October in regard to the rebid for the Brickstreet Project. Brenneman made a motion for approval, seconded by Webb. **Motion Passed.**

V. Old Business

A. R & M Wholesale Update: Commissioner Davis presented an update for R & M Wholesale. Titan Construction should have an estimate for the environmental testing and complete demolition of the structure by the next meeting. There is another potential buyer who is interested in establishing a church at the property. Commissioner Davis stated that the potential buyer has a lot of steps to complete before it's possible. It was suggested to move forward with Titan Construction, until the potential buyer's plans have been finalized.

VI. New Business

A. Parks Department Office and Maintenance Building: Effinger informed members that the current Parks Department Office is no longer feasible for their needs; the building frequently floods and does not provide ample storage space. The projected location of the pole barn style Parks Office and Maintenance Shop is where the old tennis courts are, on the north end of Brookside Park. Effinger stated his plans of setting up a committee to help jumpstart the project. Commissioner Davis suggested getting a recent quote, since the one previously received was from March of 2023.

B. Open Discussion:

- Commissioner Davis notified members of the city and county plan to extend city water and sewage to the west end of I-65 for a new TIF area. There are currently no direct interests from businesses to expand in that area, but the county believes that once water and sewer are available there will be interest from developers.
- The Baker Tilly Annual TIF Report was also discussed.
- There is a Technical Review meeting on Thursday, November 9 in regard to the White Castle expansion. Once the demolition permit has been approved, another review meeting will be scheduled. The demolition of the structure on White Castle's property will be for the retention pond, which will help with drainage.
- Kerry Matthew is looking into adding another storage unit at 1003 N Melville St. which is in Linter Park. He is in the process of working on a drainage plan, which was not previously completed for his other units.

VII. Adjournment: President Haines adjourned the meeting with a motion by Brenneman, seconded by Smith. **Motion Carried.** Meeting adjourned at 5:17 pm CST.

Next Meeting: Monday, December 4, 2023 at 5:00 PM CST

Minutes Prepared by: Plan Commission Secretary, Jessica Call