

Burns Harbor Redevelopment Commission
Regular Meeting
January 13, 2016

The Redevelopment Commission of the Town of Burns Harbor, Porter County, Indiana met in its regular session on Wednesday, January 13, 2016 in the Town Hall. The meeting was called to order by Redevelopment Commission President, Marcus Rogala at 6:05 p.m.

The Pledge of Allegiance to the American Flag was recited.

Roll Call: Commissioner Biancardi ----- Present
Commissioner Bozak ----- Present
Commissioner Hull ----- Present
Commissioner Poparad ----- Present
Commissioner Rogala ----- Present
Commissioner Ralph Ayres ---- Present (School Board Appointment)

Clerk-Treasurer Jane Jordan was present. A quorum was attained.

Additional Officials Present: Attorney Clay Patton, Joseph Rurode and Tina Rongers – arrived later in the meeting.

Approval of Minutes:

Commissioner Poparad made a motion to approve December 8, 2015 meeting minutes. Commissioner Bozak seconded the motion. Commissioner Biancardi – Aye, Commissioner Bozak – Aye, Commissioner Hull – Aye, Commissioner Poparad – Aye, Commissioner Rogala – Aye. **Motion passed.**

Commissioner Biancardi made a motion to approve December 16, 2015 meeting minutes. Commissioner Bozak seconded the motion. Commissioner Biancardi – Aye, Commissioner Bozak – Aye, Commissioner Hull – Aye, Commissioner Poparad – Aye, Commissioner Rogala – Aye. **Motion passed.**

Commissioner Bozak made a motion to approve January 11, 2016 meeting minutes. Commissioner Hull seconded the motion. Commissioner Biancardi – Aye, Commissioner Bozak – Aye, Commissioner Hull – Aye, Commissioner Poparad – Aye, Commissioner Rogala – Aye. **Motion passed.**

Commissioner Hull made a motion to approve January 11, 2016 executive session meeting minutes. Commissioner Biancardi seconded the motion. Commissioner Biancardi – Aye, Commissioner Bozak – Aye, Commissioner Hull – Aye, Commissioner Poparad – Aye, Commissioner Rogala – Aye. **Motion passed.**

Correspondence:

None presented.

Presentation of Resolutions, Petitions, Communications, Ordinances and Remonstrance:

None presented.

Contracts:

Contracts for Karnerblue and Continuity LLC were presented to the Board members.

Attorney Patton stated he has reviewed the contracts and they are the same as their previous year except for the change in dates. The compensation amount is the same for Joe's contract (Continuity, LLC). I did not have a previous contract for Tina (Karnerblue) so I didn't have it to compare it to.

Joe Rurode stated it (Tina's contract) was capped at the same amount not to succeed.

Commissioner Rogala stated I would like to continue work with Tina and Joe to get things moving with receiving the implementation we received from Live Work Learn Play.

Tina Rongers arrived to the meeting.

After further discussion, Commission Hull made a motion that the Redevelopment Commission accepts the contract for Continuity LLC. as it reads. Commissioner Bozak seconded the motion. Commissioner Poparad requested a monthly written activity report prior to meetings submitted to the Board. Commissioner Hull clarified his question pertaining to termination of contract.

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Attorney Patton pointed out that the language in the contract states it can be terminated by either party upon sixty (60) days. Commissioner Poparad asked Tina Rongers if she could help other departments in the Town with grants. Tina Rongers said she could create a separate scope of work on a proposal basis. Commissioner Rogala asked that a section to the contract be added that upon termination the all records, documents and materials relating to the service be turned over to the Town. Commissioner Bozak asked if there was a discount for January. Joe Rurode said the month could be prorated. Councilman Rogala stated Joe has been answering all our emails and phone calls. Councilwoman Biancardi stated I am in support of paying Joe for the entire month. Commissioner Ayres stated working with Joe and Tina last year, they were very professional and responsive. Commissioner Hull withdrew his motion. Commissioner Bozak withdrew his second.

Commissioner Hull made a motion that the Redevelopment Commission accepts the contract for Continuity LLC. with the changes as discussed. Commissioner Biancardi seconded the motion. Commissioner Hull asked what is your contract based upon as it relates to the typical number of hours worked. Joe Rurode stated on a baseline it is always forty hours but it is project based. Commissioner Biancardi – Aye, Commissioner Bozak – Aye, Commissioner Hull – Aye, Commissioner Poparad – Aye, Commissioner Rogala – Aye. **Motion passed.**

Commission's consensus was to pay Joe Rurode for the full counteracted amount for the month of January.

Commissioner Poparad made a motion that the Redevelopment Commission accepts the contract for Karnerblue as it reads. Commissioner Hull seconded the motion. Commissioner Hull requested a proposal for grant writing services for the town departments. Two members of the Board and the department heads will meet with Tina Rongers to discuss the grant writing needs further before a proposal will be submitted. Commissioner Biancardi stated the base fee is twenty-five hundred dollars do we want to cap that so any expenses over that would need to be approved. Tina Rongers agreed to notify the Board if her hours are going to exceed in any month. Biancardi – Aye, Commissioner Bozak – Aye, Commissioner Hull – Aye, Commissioner Poparad – Aye, Commissioner Rogala – Aye. **Motion passed.**

Commissioner Rogala tabled the contract for Live Work Learn Play.

Personnel:

Nothing presented at this time.

Implementation Roadmap:

Commissioner Biancardi stated she would post the document on the town website.

Commissioner Hull asked if the Board could have a workshop or roundtable with the previous Redevelopment Commission members to talk about their experience based upon what they see, what they received and where we are going with it.

Business Meet and Greet proposal:

Commissioner Biancardi proposed the Commission have a Business Meet and Greet after hours at Duneland Falls to introduce themselves and build some relationships with the businesses in town. Maybe it can become a bi-annual event that the elected officials and our staff attend.

Commissioner Poparad stated I think it should be open to the residents too.

Commissioner Biancardi stated my thought behind this was geared more towards the business community. I like the idea of having something for the residents maybe that's a separate event. We have the town picnic for the residents.

Burns Harbor resident, Sarah Oudman of Clifford Way said what I am hearing from Toni is to promote a relationship between the Town and the businesses specific to business. Some that I have gone to before have said as a tag line open to the public. They state on the announcement that the focus is business. If you don't show the focus is for business, some of the people you want to have a relationship with may not show up.

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Burns Harbor resident, Paulene Poparad of State Road 149 stated I think it is good idea. I don't think residents would be offended. Would you do property owners also, because there are some tracks of land that are very key?

Commissioner Biancardi stated I would think if you are in favor of this, I think a team should make sure we cover everyone.

Commissioner Hull stated you can invite everyone. We don't want to discourage anybody.

Commissioner Hull made a motion that the Redevelopment Commission approves the Business Meet and Greet proposal for February 25th not to exceed two thousand dollars. Commissioner Bozak seconded the motion. Commissioner Biancardi – Aye, Commissioner Bozak – Aye, Commissioner Hull – Aye, Commissioner Poparad – Aye, Commissioner Rogala – Aye. **Motion passed.**

Fiber optic network:

Commissioner Poparad requested that the Town research and discuss the possibility of implementing a fiber optic network.

Commissioner Hull stated I am very interested it fiber becoming a utility for the town and would like to explore the possibility.

Commissioner Biancardi stated she received a message today through LinkedIn from Jeff Fleming who is the owner of Trans United requesting assistance in getting an increase in Internet speed in town. I think this lends itself to a Meet and Greet as well as this is a need for our business community.

Commissioner Poparad made a proposal that Commission President Rogala and Joe Rurode go see Chesterton and see what they can explore so, we can have an answer to discuss with our guy for next month.

Joe Rurode stated he would speak to both Chesterton and Valparaiso representatives.

Commissioner Ayres stated the Porter County Redevelopment Commission we had an informational presentation in September on fiber optic and this County is grossly underserved.

2016 Budget:

Clerk-Treasurer Jordan stated that budget was submitted by the prior Redevelopment Commission. It was submitted to the State with the Town's budget and I received an email today from the Porter County Auditor indicating that the State has approved the 2016 budgets. The budget in front of you was approved by the State. Changes can be made but, although appropriated money cannot be spent unless the money is in the bank account.

Good of the Order of the Community and any other business that may come before the Commission:

Commissioner Ayres reminded the Commission members that there is a ten year contract between the Redevelopment Commission and the Duneland School Corporation of which we are entering into our seconded year. A portion of the proceeds of the TIF revenue of the Redevelopment Commission is gratefully shared by the Redevelopment Commission with the Duneland Schools. The semiannual payment is due February fifteenth.

Commissioners consensus is that Redevelopment Commission regular meetings will be held on the second Wednesday on each month at 6:00 p.m.

Burns Harbor resident Phyllis Constantine of Haglund Road asked what the School would be using the funds from the Redevelopment Commission. Commissioner Ayres stated according to state statute it is to be used for educational purposes. The School gives a yearly report to the Redevelopment Commission on how those funds are being used.

Commissioner Biancardi made a motion that we adjourn. Councilman Hull seconded the motion. Commissioner Biancardi – Aye, Commissioner Bozak – Aye, Commissioner Hull – Aye, Commissioner Poparad – Aye, Commissioner Rogala – Aye. **Motion passed.**

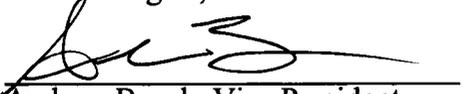
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There being no further business to discuss, the meeting concluded at 6:54 p.m.

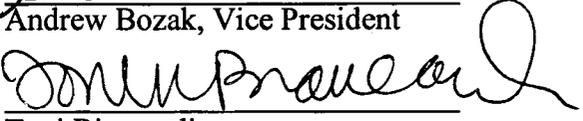
REDEVELOPEMENT COMMISSION
FOR THE TOWN OF BURNS HARBOR



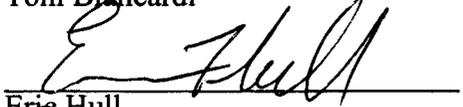
Marcus Rogala, President



Andrew Bozak, Vice President



Toni Biancardi



Eric Hull



Raymond Poparad

ATTEST:


Raymond Poparad, Secretary