

## RDC - April 28, 2014

The Beech Grove RDC met on Monday, April 28, 2014 at Beech Grove City Hall. Members present included Donald Webb, President, Ron Mote Vice President, Cathy Chappell, Secretary, Janis King and Tammy Storey.

Cathy Chappell read the March minutes and they were approved as read.

Outstanding bills were voted upon unanimously to be paid in full.

President Webb told the RDC members that we are required to get 3 bids for the removal of the wi fi equipment because the bill totals more than \$10,000.00. There are 3 poles that because of their size, we are required to have a licensed company to take them down. Don said there is a company in Illinois he was going to check into.

NRP has to evaluate the rock pile and present the information by July 23 which ends their 90 day extension. Reports on their proceedings will be available after that date.

Janis presented pictures she took of Main Street businesses and made notations regarding signage, what was in compliance and what should be changed. She believes we can make changes even on a limited budget and she is aware some businesses will be reluctant to adhere to guidelines. In some cases, just a fresh coat of paint will be an improvement. Janis said she does not want businesses to think we are trying to look like Carmel, we are trying to look like an improved Beech Grove.

Sec. Cathy Chappell asked Mayor Buckley if the businesses on Main Street are in a TIF district. They are not, only the street and sidewalks. Mayor Buckley also passed out a hard copy of the TIF districts. It was also discussed that the Metropolitan Planning Board will be rezoning and when completed, the RDC will be made aware of changes.

Cathy Chappell said she asked a general contractor if he could take a look at the Greenwood Amphitheater and give a ballpark dollar amount on construction costs. He has not gotten back with info. Donald mentioned

perhaps adding playground equipment to the parks. Cathy did not have any information regarding flipping houses.

Janis asked about hiring a grant writer and Donald advised the RDC is not allowed to actually hire employees. He said he would ask Manny, one of our attorneys, about contracting with a grant writer instead.

Tammy Storey reported that starting next year, Beech Grove students will be required to perform service hours. The RDC indicated how much that requirement could help the community. School uniforms have also been mentioned as a possibility.

VP Ron Mote asked Mayor Buckley about community service being imposed for minor infractions. That is something that must be researched.

President Dennis Buckley discussed the TIF districts in Beech Grove, specifically the property around the hospital. St. Francis is built upon only 14 acres. The additional 26 acres includes the Professional Center and all the way over to the Marsh grocery. There is a gentleman interested in converting the professional building into a senior citizen and assisted living facility. Mayor Buckley is asking the RDC to consider paving the area surrounding the structure.

Janis expressed her concern over the possibility of more senior citizens moving into Beech Grove. Mayor Buckley explained that a study showed although it seems like we are only concerning ourselves with senior housing, there still appears to be a need for even more facilities. Mayor Buckley said as an RDC we can set building guidelines that must be adhered.

The topic of repairing and replacing certain roads in Beech Grove was brought up by Donald Webb. He expressed his concern for some of the residents that live near these streets. Janis expressed her concern over the roughly \$250,000.00 expense. Mayor Buckley said the city is picking up the engineering fees. It was suggested the RDC set a cap on the maximum amount we will contribute. Once United Consulting has done their evaluation, the paving job will be available for companies to bid. Pres. Webb mentioned his concern for the pavement in the Sarah Bolton

Park, not only the entrance from Sherman Drive, but also around the ball park. Sec. Cathy Chappell volunteered to contact Bill Hall at United Consulting and ask them to add the area to the list of repairs and replacement roads.

Member Tammy Storey asked the Mayor if any plans were in the works for installing plumbing in the Beech Grove Parks. He explained because of vandalism and too many fires, certain items had been removed such as grills and bathroom faucets and those items would not be replaced not will actual plumbing be installed.

Pres. Donald Webb made a motion to pay up to \$220,000.00 of the replacing and repaving of certain streets in Beech Grove. The motion was seconded by VP Ron Mote and carried unanimously.

Bruce Bye, a 38 year resident of Beech Grove, a retiree of Elanco said he had met with Mayor Buckley and School Superintendent Dr. Paul Kaiser. He wanted to let us know he would be bringing a guest to our May 15 meeting. His name is Frank Nierzwicki and he is from Indiana University. He will be presenting a proposal of where the city of Beech Grove will be in the next 10 years. The Mayor went on to explain the city is starting to write a new economic development plan.

Cathy Chappell asked the Mayor if the RDC can rewrite the Comprehensive Plan developed by the original RDC. Although previously the RDC was told they could not make changes, it was made clear that information is incorrect.

President Webb advised us that Tim Showalter will be taping future RDC meetings at a fee of \$150.00 per meeting.

The meeting was adjourned at 814pm.

Respectfully submitted,  
Secretary, Cathy Chappell

