

RDC

May 16, 2013

The meeting of the BG RDC was held at the Beech Grove Community Center on May 16, 2013 and called to order at 7:13pm. Those in attendance included Joe Griffin, Ron Mote and Cathy Chappell. The meeting was called to order by Vice President Joe Griffin. First order of business was election of officers. Cathy Chappell and Ron Mote both expressed they believed the election of officers should take place after two new members join the existing RDC. Joe explained that because the three of us made up a quorum, we were required to elect officers immediately. Nominations were made: Joe Griffin was elected President, Ron Mote, Vice President and Cathy Chappell, Secretary.

Old Business

After the election of officers, we discussed old business. The topic of the rock pile came up and Joe explained that there was a time limit on when the task needed to be completed. Joe was going to double check the deadline for completion.

A motion was made by Joe to hire Heather James to represent the RDC. The motion was seconded by Ron Mote and all were in favor.

Cathy Chappell brought up the outstanding bill still regarding previous phone and email conversations with Craig Wiley. She said that even though he had finally received the original letter dating from April 2013, Craig had not responded with the RDC to our questions regarding the legal fees. Cathy explained she would once again attempt contact with Craig and report back at the June meeting.

A brief conversation took place between the members regarding a "Planning Committee". As of this date, the city does not have one. Joe explained the

purpose of a planning committee is to oversee development of projects decided upon by the city council.

The bond issue was brought up and Pres. Joe Griffin showed documentation regarding Regions Bank bonds from the RDC. Ron Mote, having experience in the financial industry looked over the numbers and expressed his concern over the interest rate. He asked Pre. Joe Griffin and Sec. Cathy Chappell if it would be appropriate to have Modern Woodsman look over the numbers. We all agreed it was worth looking into.

The resignations of former President Stephanie Hubbard and former Secretary Dawn Whalen were briefly discussed. In looking to the future, two names of potential members have surfaced: William "Buddy" Templin and Chris Duffer.

Filling two positions will be discussed at the June meeting.

New Business

President Joe Griffin brought up some ideas regarding the future of the RDC.

He expressed a strong interest in getting additional groups interested in a partnership with the RDC. Those mentioned included the BG School Board, IUPUI, and University of Indianapolis. Joe believes getting other organizations involved leads to more interest in getting projects started and completed with people who truly want to make this a better community in which to live and work.

Cathy Chappell expressed her concern that the RDC for the last several months has done a lot of talking about a variety of projects, but felt nothing was actually being accomplished. Ron Mote agreed that decisions need to be made regarding acting upon ideas rather than just coming up with ideas that never seem to materialize. Both Cathy and Ron expressed their frustration and disappointment.

President Joe Griffin agreed with Ron and Cathy and said he too was ready to get the ball rolling on revitalizing the city. Cathy continued to give a brief verbal outline of her idea. She suggested the RDC buy a foreclosed or short sell house in need of repair in a TIF district. The home would be inspected to make sure

the RDC was aware of what it would take to make the home livable. Various contractors would bid on jobs. The RDC would put the refurbished property on the market with the hopes of making a profit, but at the very least break even. This idea of flipping a property accomplishes several points: improving the neighborhood where the house is located, showing the citizens of Beech Grove that the RDC money is being well spent and hopefully inspires families living nearby to make an investment in their own properties. Joe and Ron both thought the idea had merit, but we would have to consult with our attorney Heather to make sure the RDC would be allowed to invest the money in flipping a house.

Ron Mote made a motion to adjourn the meeting and Cathy Chappell seconded.

All were in favor.

Respectfully submitted,

Cathy Chappell