

**City of Greensburg  
Redevelopment Commission Regular Meeting  
City Hall 314 W. Washington Street  
Thursday, May 4, 2023 at 7:00 p.m.**

President Dr. David Weigel called the meeting to order at 7:00 p.m. and led the Pledge of Allegiance to the Flag.

**Roll Call:** Dr. David Weigel, Ken Dornich, Jamie Humpert, and Darrell Poling were present. Board member Darren Burkhart and Ex-Officio Mark Bower were absent. Mayor Josh Marsh, City Attorney Chris Stephen, and City Engineer Ron May were also present. Judy Curd performed the duties of recording secretary. Guest speakers present were Eric Farny and Scott Higginson of American Structurepoint.

**Agenda:** The agenda was approved as presented.

**Minutes:** The April 6, 2023 regular meeting minutes were approved as presented.

**OLD BUSINESS**

**Ron May, City Engineer:**

**RDC Property Marketing Program** – Ron May reported that he has communicated with Bob Lindgren of Lee and Associates via email in the last two or three days. The mayor has secured some retail sales data and this data has been forwarded to Mr. Lingren. He is using it as part of the data set necessary for marketing the property. Ron suggested that the RDC meet in an executive session to discuss this further at 6:00 p.m. on June 1, 2023 prior to the next regular RDC meeting. Bob Lingren will be invited to attend the executive meeting.

**American Structurepoint:**

**Proposal #1 Multi-use path over State Road 3** – Scott Higginson and Eric Farny of American Structurepoint presented two proposals to connect the Veterans Way Multi-use path from Broadway Street to Fourth Street. This extension would likely require the construction of a pedestrian bridge over State Road 3. They are looking at multiple corridors to connect the path to Fourth Street. They also plan to do a preliminary environmental study to look at the area. Then present the data in the final report to the board so that a decision can be made to move the project forward.

**Proposal #2 Broadway Street, Veterans Way to State Road 3** - There is some belief that future development will add to the traffic demand of Broadway Street. Their proposal will address these issues and make it viable for the increased traffic. There will also be environmental and traffic studies completed in the feasibility study.

The total fee for Proposal #1, the Pedestrian Connector Study, will be \$62,300. This covers the Environmental Study and the Alignment Study. The total fee for Proposal #2, Broadway Study which includes the Environmental Red Flag Investigation, the Engineering Assessment and the Traffic Analysis, will be \$72,300.

A motion was made by Ken Dornich and seconded by Jamie Humpert to engage the services of American Structurepoint to complete the studies presented. The motion passed unanimously 4-0 by voice vote.

**Ron May, City Engineer:**

**Update on the Residential Development Project –**

The Residential Project is moving forward. The developer has completed a Wetlands Involvement Study which is primarily the outlet drainage way from the westerly pond over the old rail grade. That will require some work through with IDEM to get approval to build a road over that area. They are continuing to work on the storm water study. It has not yet been submitted to the City for approval. It may be on the Plan Commission agenda for Preliminary approval at their June meeting. Ron invited the commission to attend that meeting to lend their support for the approval of that plat on June 6 at 7:15 p.m.

**Redevelopment Commission Plan List Working Group –** The Plan List Working group has produced a list containing proposed additions to the Plan. City Attorney Chris Stephens stated that first, the RDC has to hold a public hearing. The list then goes to the City Council who will hold another public hearing. Then the list goes to the City Council for approval of the proposed modifications to the Plan. It is then sent back to the RDC to approve the approval. Ron will send the official Plan List to the board to review prior to the June 1 meeting.

## NEW BUSINESS

### Approval of Claims

#### May 4 2023 Regular Claims

Reedy Financial – Invoice 9395	\$ 2,152.63
Reedy Financial – Invoice 9396	166.00
Stephen Legal Group – Invoice 11275	300.00
Judith Curd Secretarial Services	60.00
Greensburg Municipal Water & Wastewater 04272023-1	1.19
Greensburg Municipal Water & Wastewater 04272023-2	1.19
Greensburg Municipal Water & Wastewater 04272023-3	1.19
Greensburg Municipal Water & Wastewater 04272023-4	1.19
Greensburg Municipal Water & Wastewater 04272023-5	<u>1.19</u>

**Total May 4 2023 Claims** **\$ 2,684.58**

Ken Dornich made a motion and Darrell Poling seconded the motion to approve the May 4, 2023 claims for a total \$2,684.58. The motion passed unanimously by voice vote 4-0.

There being no further business before the board, President David Weigel adjourned the meeting at 7:24 p.m.

The next RDC scheduled meeting will be on Thursday, June 1, 2023 at 7:00 p.m. at the City Hall facility at 314 W. Washington Street. **An Executive Meeting is also scheduled for 6:00 p.m. prior to the regular June board meeting.**

Respectfully submitted,

Judy Curd  
Recording Secretary



David J Weigel  
Dr. David Weigel – President

6-1-2023  
Date

Darren C Burkhardt  
Darren Burkhardt – Vice President

6/1/2023  
Date

Ken Dornich  
Ken Dornich – Secretary

6-1-23  
Date

Jamie Humpert  
Jamie Humpert – Board Member

          
Date

Darrell Poling  
Darrell Poling - Board Member

6/1/23  
Date