

FORT HARRISON REUSE AUTHORITY BOARD MINUTES
Monday, September 15, 2014

The FHRA Board met in public session at 9120 Otis Avenue, FHRA conference room, Lawrence, IN at 5:30 p.m.

FHRA Board Members Present

Mr. Ed Treacy, President
Mr. Jeff Congdon, Vice President
Mr. Russell Brown, Secretary Treasurer
Mr. Jerry Clifford, Board Member

FHRA Staff

Mr. Freddie Burrus, Executive Director
Mrs. Heather Millikan, Executive Assistant

Public

April Pyatt, Ice Miller
Chris Barnett, Lawrence CDC
Sherron Freeman, Lawrence Common Council VP
Kim Reeves, Browning Investments
Bob Gallant, Browning Investments
Steve Heck, Lawton Loop East HOA
Tad Lupton, Beyond Architecture
Ann Kunz, Resident

Official Public Meeting was called to order at 5:39 p.m. by Mr. Treacy.

Mr. Brown stated that the monthly financials were available as usual for people to see.

Mr. Burrus gave an Executive Director's update. He stated the Village of Merici's renovation of 5707 Lawton Loop East is complete and 16 of the 20 apartments are rented. Open House is scheduled for October.

The Reuse Authority has revealed its final traffic plan to provide an access from Post Road west to Lawton Loop East. The project will provide access to the Village of Merici, the Marten Building, the CDC/ Meyer Najem project, Farr Building and the condo owners of Lawton Loop East. The plan was completed by Cripe Architects and Engineers. A full scope of work will be the next phase to be submitted to the FHRA.

The American Legion has officially opened with a Grand opening ceremony on September 14th in which plans for a new pavilion were announced.

Fort Harrison Office Suites has completed all required permits and construction has commenced. Footers have been installed and work for underground cables and wires has started.

HIS Constructors had the lowest bid for the infrastructure work associated with Parcel A which will be the site of approximately 70 homes to be built by David Weekly Homes. Permits and bonds are being processed with a Pre-Construction meeting scheduled for Tuesday, September 16th. Earth work should commence by the start of next week and be completed by year's end.

The Reuse Authority has received a term sheet from Bloomerang LLC for the purchase of parcels D and E which borders Hawkins Road and Birtz Road. Bloomerang LLC assists with the management and maintenance of nonprofit organizations nationwide.

Purchase negotiations for 5723 Birtz Road and 9150 Otis Avenue are continued.

Friday's at the Fort's final event was September 5th.

The Reuse Authority is the Title Sponsor for this year's Fall Fest in conjunction with Partnership for Lawrence. The event will be on October 18th in association with the Indianapolis Marathon. See Partnership for Lawrence's website for details.

This weekend, Saturday, September 20 and Sunday, the 21st the Reuse Authority will participate in Fort Harrison State Park's Great Outdoor Experience. Last years event had over 31,000 attendees.

Triton Brewery will celebrate its 3rd anniversary Saturday, September 20th. Please check their website for band information and other scheduled activities.

The Lawrence CDC will have its annual dinner on Friday, September 19th at 6 p.m. at the Sterrett Center.

Village beautification has begun. Gravel removal, double aeration, top soil and 150 pounds of grass seed has been applied. 20 trees will be planted in early October and maintenance of the rain gardens has started.

The Reuse Authority will have a booth at the Sell Our Cities MIBOR event on Wednesday, September 17th.

The next scheduled board meeting is Monday, October 20th at 5:30. End of Executive Director's report.

Mr. Treacy asked for approval of minutes from the August 18, 2014 meeting. Mr. Brown made a motion to approve the minutes and Mr. Clifford seconded. Mr. Congdon abstained from the vote as he was not at the August meeting. Motion was unanimously approved.

Mr. Treacy asked for approval of minutes from the September 4, 2014 special meeting. Mr. Clifford made a motion to approve the minutes and Mr. Brown seconded the motion. Motion was unanimously approved.

The final item on the agenda was the discussion and approval of the Bloomerang Term Sheet. Mr. Clifford stated having reviewed the Bloomerang project proposal for the use of 1.9 acres of land at the southwest corner of Hawkins and Birtz Road for the construction of a two story building with basement with 19,950 square feet and approximately 87 parking spaces thereon. The building is being utilized as the purchasers headquarters and office use and having reviewed the terms and conditions contained in the Term Sheet Mr. Clifford moved to accept the Bloomerang Term Sheet as submitted. Mr. Congdon seconded the motion. The motion was unanimously approved.

Mr. Brown wanted to thanks to Tim Cook and Jay Love for their diligence on this. It is nice to have a piece of paper to use as parameters for discussion and look forward to getting to the final project agreement.

Mr. Congdon stated he hopes they outgrow this space as quick as they can.

Mr. Treacy stated this is one of the things the board has been working on for a long time. Thru the nature of how things have to work people don't get to see activity until they get down to the final stages. There are several other things in the works that the board is working diligently on to keep things moving along so people can really enjoy living and working here.

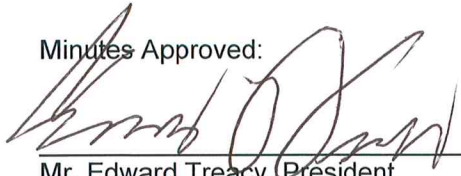
Mr. Treacy opened the meeting up to questions from the public.

Ms. Kunz asked Mr. Burrus if he could explain what the two pieces of property are that are for sale. Mr. Burrus stated they are 5723 Birtz Road, the old Cathy's Concepts building and 9150 Otis which is the former Finance Center Credit Union. He said there are negotiations open and ongoing for purchase. The FHRA owns the buildings and are trying to sell them.

Ms. Kunz asked if there was anything going on with the purchase of the Sterrett Center building and the building next to it. Mr. Burrus said the FHRA is not involved because they are owned by the city of Lawrence. She asked if the FHRA is planning to buy them and Mr. Burrus said no.

Mr. Brown made a motion to adjourn the meeting. Mr. Clifford seconded the motion. The meeting adjourned at 5:47 p.m.

Minutes Approved:



Mr. Edward Treacy, President

Mr. Russell Brown, Secretary Treasurer