

FORT HARRISON REUSE AUTHORITY BOARD MINUTES
Monday, September 18, 2017

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

Marci Reddick, President
Russell Brown, Secretary Treasurer
Curtis Bisgbee, Board Member

FHRA Staff Present

Freddie Burrus, Executive Director
Heather Millikan, Executive Assistant

Public in Attendance

April Pyatt, Ice Miller
Chris Barnett, Lawrence CDC
Marvin Rowe
Bruce Hugon, LLE resident
Shedrick Bassett
Ed Freeman, David Weekley Homes
Charles Thompson
Jenny Burgess, Ft. Ben YMCA
Kim Reeves, Browning Investments

The official public meeting was called to order by Board President Marci Reddick. Ms. Reddick introduced the board members present and FHRA staff.

Mr. Brown stated that there is the monthly Profit and Loss at the front for people to look at. Also we have received a final audit for 2016 and it was a clean audit with a couple of minor points. There are copies of the audit in the FHRA office and If anyone wants to take a look at it.

Ms. Reddick thanked Mr. Brown and Heather Millikan for their work on the audit.

Next item of business is the Executive Director's update. Mr. Burrus gave some brief updates. October 18th is a grand opening for Art to Remember at 10:00 and its open to the public. He stated we have sold 2 lots at DW Homes and there are only 18 left. We have reached an agreement with DW Homes to install 60 new homes across the street in parcel G.

We have been talking about demolition of building 35 which the old credit union. Hopefully that demolition will bring some more creative options for parcel F.

We're currently in agreement talks to install an amphitheater at Civic Plaza.

The sale pending has been completed with the Ackermann Group. An additional 116 units will be added to the Fort Apartments on Parcel J.

We have completed the construction of Otis Avenue and Melnor Road. The sanitary and water has been approved and dedicated to the City of Lawrence and we hope the road will be dedicated later this month.

We have an exclusive contract with SCP and they have signed a Letter of Agreement to build a hotel on parcel J and are also working to bring in a grocery store and of course the library.

Ms. Reddick stated on the Letter of Intent for the hotel the board has not seen it. SCP has a tentative agreement on that but it is not a done deal and they will take a hard look at it.

The first item of new business was approval of the minutes of the September meeting. Ms. Reddick asked for a motion to approve the minutes of the August 21, 2017 meeting. Mr. Brown made the motion to approve with an amendment to page 2 regarding a resolution number needing amended to state 2017-04. Mr. Bigsbee seconded the motion. The motion unanimously passed.

The next item on the agenda was a brief presentation by Ed Freeman of David Weekley Homes regarding Parcel G.

Mr. Freeman thanked the board and said David Weekley Homes are pleased to expand their presence at the Fort. They have had success in the first section and it's been a great few years and they are looking forward to the next parcel being developed. The 60 homes they are building, a third of them will be similar to homes they are building today in Parcel A. They are starting with putting an entry off Wheeler Road and it goes back over to Hawkins. There will be greenspace for people to enjoy in the middle.

He stated that about a third of the homes will be built in this new parcel. They are currently building in Saxony right now in Fishers. You can go to Saxony and walk thru the model home which is one of the homes that will be built here. There is one stretch of homes that will be on a smaller lot because they wanted to use the lot as effectively as possible. Mr. Freeman had pictures of some of the homes for everyone see. He stated the timing will probably be a year from now when the neighborhood is finished. Their plan right now is to move the model to the new section. Price point will continue to go in the price point range in the 200's.

Ms. Reddick asked what the average price of the homes they are selling now. Mr. Freeman said when they started over two years ago we were in the low 200's as our base. Now the base is closer to the mid 200's. They want to make sure they are offered at a good price. The average sales price when finished is running in the upper 200's and they are selling homes in the 300's now as well.

Ms. Reddick thanked him for coming out and there were no questions for Mr. Freeman.

There were no further questions or comments from the public. Ms. Reddick stated the next meeting is on October 16th at 5:30.

Ms. Reddick asked for a motion to adjourn the meeting. Mr. Bigsbee made a motion and Mr. Brown seconded and the meeting adjourned.

Minutes Approved:



Marci Reddick, President



Russell Brown, Secretary Treasurer