



City of Elkhart

Redevelopment Commission

**AMENDED**

AGENDA FOR ELKHART REDEVELOPMENT COMMISSION MEETING  
MUNICIPAL BUILDING (2<sup>ND</sup> FLOOR), COUNCIL CHAMBERS  
TUESDAY, DECEMBER 12, 2023 at 4:00 P.M.

THIS MEETING WILL BE HELD IN-PERSON & ELECTRONICALLY VIA WEBEX

To join, go

<https://coei.webex.com/coei/j.php?MTID=md9760c14f241920fdda3fc1231456faa>

enter **2307 353 1075** as the event number and **RDC12** as the event password.

To join by phone, call **1-415-655-0001**, enter **2307 353 1075##**

*Press \*6 to unmute telephone*

Comments and questions may be submitted via the WebEx app during the meeting, or may be submitted to [adam.fann@coei.org](mailto:adam.fann@coei.org) prior to the meeting.

1. **Call to Order**
2. **Approval of Minutes**
  - No minutes to approve
3. **New Business**
  - a) **Open Bids**
  - b) **Parkway 17 – Holladay Properties**
    - Approve Economic Development Agreement with Holladay Properties, LLC and the City of Elkhart.
  - c) **Freight Street Offer to Purchase and Phase 1 Environmental Appropriation**
    - Authorize an offering to purchase Freight Street lot and negotiation of a purchase agreement and appropriate funds from Downtown Allocation Area No. 1 Special Fund.
  - d) **Elkhart County Convention & Visitors Bureau –Gateway Mile**
    - Approve the strategy and terms of attached agreement, authorize the expenditure of Allocation Area No. 1 funds for ECCVB Gateway Mile Promotions and appropriate \$60,000 from Allocation Area No. 1 Special Fund for implementation in 2024.

- e) **Elkhart County Convention & Visitors Bureau – Cassopolis Street Corridor**
  - Approve the strategy and terms of attached agreement, authorize the expenditure of Cassopolis Street Corridor Allocation Area funds for ECCVB Cassopolis Street Corridor Premier Exit Study implementation and appropriate \$160,000 from Cassopolis Street Corridor Allocation Area Special Fund for implementation in 2024
- f) **CDBG Technical Assistance Contract – Aaron Sorrell Professional Services**
  - Approve employment of Community Planning Insights for CDBG consulting services, approve attached professional services contract and appropriates \$25,000 from the Community Development Block Grant Program Special Fund.
- g) **LaCasa Inc. Housing Rehabilitation Inspection Services**
  - Approve LaCasa Contract for Owner Occupied Home Inspection Services and appropriate \$20,000 from Community Development Block Grant Program Funds.
- h) **Update on Downtown After Dark Project**
  - Bil Murray to give update on lights
- i) **Public Hearing**
  - Public Hearing to approve creation of Downtown Elkhart Allocation Area No. 4, the Downtown Elkhart Area No. 5 and the Downtown Elkhart SF Housing Allocation Area No. 6.

4. **Staff Updates**

5. **Other Business**

- a) Warrick and Boyn Invoice
- b) October 2023 TIF Report

9. **Public Comment**

10. **Adjournment**