

## **RDA Meeting**

**Tuesday, June 14, 2022**

Ventura Room, 200 East Main Street, Suite 910, Fort Wayne, IN 46802.

**In Attendance: Gene Donaghy, Bob Marshall, James Khan, Jeff Turner**

**Staff in Attendance: Andy Boxberger, Michael Galbraith, Anne Marie Murphy, Ryan Twiss, Erin Whittle**

### **Call to order**

Jeff Turner called the meeting to order at **3:00pm**.

### **Approval of Minutes**

Jeff Turner asked for a motion to approve the minutes from the January meeting. **Bob Marshall moved to approve the minutes, Gene Donaghy seconded, and the motion was unanimously.**

### **Claims**

Claims were presented including a reimbursement to Carson LLP for legal services. Jeff Turner asked for a motion to approve the claims. **James Khan made a motion to approve the claims, Gene Donaghy seconded, and the motion was unanimously approved via roll call.**

### **Projects-Pending**

Michael Galbraith provided an overview of the Road to One Million Projects. There were no disbursement requests.

- Great Lakes Capital – Complete and funding fully disbursed.
- University of Saint Francis – Complete and funding fully disbursed.
- Trine University – Complete and funding fully disbursed.
- Embassy Theatre – Complete and funding fully disbursed.
- DeKalb County YMCA – Complete and funding fully disbursed
- Little River Trail – Complete and funding fully disbursed.
- Manchester Early Learning Center – Complete and funding fully disbursed.
- North Buffalo Street Redevelopment Project – Under construction and has partial funding disbursement. **Andy Boxberger continues to work through communications with the attorney for the developer, but the project seems on schedule with the amended timeline.**
- Regional Trails in Fort Wayne – Complete and funding fully disbursed.
- South Adams Trails – Complete and funding fully disbursed.
- Enterprise Center Phase I – Complete and funding fully disbursed.
- UB Block – Complete and funding fully disbursed.
- Posterity Scholar House – Complete and funding fully disbursed.
- Michiana Event Center – Complete and funding fully disbursed.
- The Landing Redevelopment – Complete and funding fully disbursed.
- The Clyde Theater Renovation – Complete and funding fully disbursed.
- Riverfront Park Fort Wayne – Complete and funding fully disbursed.
- Eagles Theatre – Complete and funding fully disbursed.
- Wabash River Trail – Complete and funding fully disbursed.
- Fahl Aquatics Facility – Complete and funding fully disbursed.
- Strawberry Valley Cultural Trail – Complete and funds almost fully disbursed. Phase 1 and 2 are complete and are ~\$10,300 under disbursed budget.
- Fishing Line Trail – Complete and funding fully disbursed.
- Kendallville Outdoor Recreation Center – Complete and funding fully disbursed.

- Grow Wells County – Complete and funding fully disbursed.
- CASS Housing – Complete and funding fully disbursed.
- Community Learning Center – Complete and funding fully disbursed.
- Enterprise Center, Phase II – Construction complete and funding fully disbursed.
- Hanna Nuttman Fields – Complete and funding fully disbursed.

### **READI Program**

Mike Galbraith, Ryan Twiss and Andy Boxberger gave an update on the READI program including an offer from the IEDC. The IEDC has offered the RDA the ability to direct approximately \$3.5 million in Redevelopment Tax Credits to support the Growing with Vision Plan, provided the RDA supports the Fort Wayne Airport's Gateway West project with \$3 million in READI funding. Robin Strasser of Fort Wayne Airport then presented on the Gateway West Project. Jeff Turner asked for a motion to preliminarily approve the Fort Wayne Airport's request for \$3 million, pending the Airport's successful completion of the application and execution of a subrecipient/vendor agreement with the RDA, and by so agreed to accept the IEDC's offer of ability to direct Redevelopment Tax Credits. **Bob Marshall made a motion, James Khan seconded, and the motion was unanimously approved.**

### **Financials**

Erin Whittle provided an update on financials and presented the monthly financial statements to the RDA. Jeff Turner asked for a motion to accept the financials. **Gene Donaghy made a motion to accept the financials, Bob Marshall seconded, and the motion was unanimously approved via roll call.**

### **New Business**

Given the nature of the READI funding, the RDA is required to procure legal services in accordance with 2 CFR 200. The RDA sought two quotes: One from Carson LLP and another from Kahn, Dees, Donovan & Kahn, LLP of Evansville, IN. From its discussion of vendors in Executive Session, the board noted that the Carson quote was likely to produce 20-40% lower legal fees per year as compared to the Kahn, Dees, Donovan & Kahn quote. The board also noted that Carson LLP has provided high quality representation on behalf of the RDA since its inception. Taking those two factors into consideration, Jeff Turner asked for a motion to retain the legal services of Carson LLP for its execution of the READI program. **Bob Marshall made a motion to retain the legal services of Carson LLP for its execution of the READI Program, James Khan seconded, and the motion was unanimously approved.**

**The meeting was adjourned at 4:00pm.**