

**HIGHLAND REDEVELOPMENT COMMISSION  
STUDY SESSION MINUTES  
WEDNESDAY, January 12, 2011**

Members of the Highland Redevelopment Commission (“RC”, “Commission”) met on Wednesday, January 12, 2011, at 6:35 PM in the Upstairs Conference Room within the Municipal Building at 3333 Ridge Road, Highland, Indiana. President Tom Crowel called the meeting to order. Minutes were prepared by Cecile Petro, Redevelopment Director.

**ROLL CALL:** Commissioners present included Michael Maloney, Greg Kuzmar, Bridget DeYoung, Tom Crowel, and Dominic Noce. Also in attendance were Attorney Carol Green-Fraley and Redevelopment Director Cecile Petro.

**General Substance of the Discussion**

1. **Agenda**  
The Commission reviewed the agenda for the evening including the minutes and claims. No comments were received.
2. **Traffic Safety Meeting**  
The Director informed the Commission about the upcoming Traffic Safety Meeting on Feb. 2, 2011 at 2:00 PM. The Highland Library has notified Traffic Safety regarding patron requests for angled parking around the Library. Traffic Safety will take up the issue at their Feb. 2<sup>nd</sup> meeting.
3. **Storm water Run-off Recommendation**  
The Director informed the Commission of the Sanitary Board’s reluctance to modify their Storm water Run-off policy. The Commission will ask to be placed on the Sanitary Board’s agenda on Feb. 1, 2011.

**The Discussion ended at 7:02 PM. for the public meeting.**

**HIGHLAND REDEVELOPMENT COMMISSION  
PUBLIC MEETING  
January 12, 2011**

The Highland Redevelopment Commission ("Commission", "RC") met in a Public Meeting on January 12, 2011 at 7:04 PM in the Upstairs Conference Room within the Municipal Building at 3333 Ridge Road, Highland, Indiana. President Tom Crowel called the meeting to order.

**ROLL CALL:**

Present on roll call included Redevelopment Commissioners Greg Kuzmar, Michael Maloney, Bridget DeYoung, Tom Crowel, and Dominic Noce. Also in attendance were Attorney Carol Green-Fraley and Co-Commissioner Appointment from the School Town of Highland Luanne Jurczak. Taking minutes for the meeting was Director Petro.

**MINUTES OF PREVIOUS SESSIONS:**

Commissioner Maloney made a motion to approve the minutes of the Study Session and Public Meeting of December 8, 2010. Commissioner DeYoung seconded the motion. **Minutes were approved by unanimous voice vote.**

**SPECIAL ORDERS: None**

**COMMUNICATIONS: None**

**UNFINISHED BUSINESS AND GENERAL ORDERS:**

Commissioner Maloney made a motion to maintain the officers of 2010. Commissioner Kuzmar seconded the motion. **By unanimous voice vote, the motion was passed.**

**NEW BUSINESS:**

Commissioner Noce made a motion to approve Resolution 2011-01, A Resolution Authorizing Compensation for Certain Employees to be Derived from the Proper Fund of the Redevelopment Department of the Town of Highland, Lake County, Indiana. Commissioner Maloney seconded the motion. **By unanimous voice vote, the motion passed.**

Commissioner Kuzmar made a motion to approve Resolution 2011-02, A Resolution of the Highland Redevelopment Commission approving an Agreement for Legal Services to the Highland Redevelopment Commission for 2011. Commissioner DeYoung seconded the motion. **By unanimous voice vote, the motion carried.**

Commissioner DeYoung made a motion to approve Resolution 2011-03, A Resolution of the Highland Redevelopment Commission Approving a Retainer Agreement for Financial Advisory Services and General Redevelopment Consulting to the Highland Redevelopment Commission for 2011. Commissioner Noce seconded the motion. **By unanimous voice vote, the motion passed.**

Commissioner Kuzmar made a motion to approve Resolution 2011-04, A Resolution of the Town of Highland Redevelopment Commission Further Amending the Declaratory Resolution and All Subsequent Amending Declaratory Resolutions that Established and Designated the Highland Redevelopment Area As Expanded from Time to Time. Commissioner DeYoung seconded the motion. **By unanimous voice vote, the motion passed.**

Commissioner Maloney made a motion to approve the 2011 Redevelopment Commission meeting schedule. Commissioner Noce seconded the motion. **By unanimous voice vote, the motion passed.**

Commissioner Noce made a motion to approve the 2011 Redevelopment Commission Goals. Commissioner DeYoung seconded the motion. **By unanimous voice vote, the motion passed.**

Commissioner Maloney made a motion to approve the Director's attendance at the Northwest Indiana Forum's Legislative Reception in Indianapolis, Indiana on January 19, 2011. Commissioner DeYoung seconded the motion. **By unanimous voice vote, the motion carried.**

**ACTION TO PAY ACCOUNTS PAYABLE VOUCHERS:**

Commissioner Noce made a motion to accept accounts payable vouchers as posted. Commissioner Kuzmar seconded the motion. **By unanimous voice vote, the accounts payable vouchers were approved.**

**BUSINESS FROM THE COMMISSIONERS:**

President Crowel thanked the members for their vote of confidence for his reelection as President of the Commission.

**NEXT MEETING:**

The next public meeting will be held on February 9, 2011 at 7:00 pm. A study session will precede the public meeting at 6:30 pm and reconvene following the public meeting. The next full study session will be held on January 26, 2011 at 6:30 pm. Highland Main Street will begin at 6:00 PM.

**PUBLIC COMMENTS: None**

**ADJOURNMENT:**

Commissioner Noce made a motion to adjourn. Commissioner Kuzmar seconded the motion. **By a unanimous voice vote the meeting was adjourned at 7:14 PM.**

**HIGHLAND REDEVELOPMENT COMMISSION  
STUDY SESSION RECONVENED  
January 12, 2011**

The Highland Redevelopment Commission (“Commission”, “RC”) reconvened at 7:25 PM in the Upstairs Conference Room of the Municipal Building at 3333 Ridge Road, Highland, Indiana.

**ROLL CALL:** Present on silent roll call included Commissioners: Greg Kuzmar, Michael Maloney, Dominic Noce, Bridget DeYoung, Tom Crowel, and Redevelopment Director Cecile Petro.

**General Substance of the Study Session**

Commissioners resumed their **Storm Water Run-off Recommendation** discussion. Director Petro also informed the Commission regarding her efforts to apply for a small grant from the Indiana Lake Michigan Coastal Program to assist in the Commission’s efforts to “green up” the business corridors and to assist in storm water run-off.

Commissioners asked Ms. Petro to look at surrounding city/town ordinances regarding basic building standards to be used to develop the Commission’s standards within the new **Redevelopment Plan II for the Commercial Areas**.

The Commission discussed a **pilot Façade Improvement Grant program** for the Highland Downtown Redevelopment Area. They reviewed various scenarios regarding minimum project amounts, match requirements, and types of projects. Commissioners agreed that what they would like to achieve significant visible improvements. Commissioner DeYoung will review several programs and develop a draft. Director Petro informed the Commission that the Town Council must approve a change in line items before this program can be funded. She also stated that the Commission’s Attorney must review whether the downtown or the entire Downtown Redevelopment Area I can be included within this program.

The Director updated the Commission on **business development efforts** in Highland.

**Adjournment:** The Study Session was adjourned by voice vote at 9:17 PM.