

**HIGHLAND REDEVELOPMENT COMMISSION
STUDY SESSION MINUTES
WEDNESDAY, November 11, 2015**

Members of the Highland Redevelopment Commission (“RC”, “Commission”) met on Wednesday, November 11, 2015 at 6:03 PM in the Upper Conference Room within the Municipal Building at 3333 Ridge Road, Highland, Indiana. President Dominic Noce called the meeting to order. Minutes were prepared by Cecile Petro, Redevelopment Director.

ROLL CALL: Commissioners present included Dominic Noce, Rachel Delaney, Greg Kuzmar, Kathy DeGuilio-Fox, and Jim Kessler. Also in attendance were Attorney Carol Green-Fraley, Councilman Dan Vassar, and Redevelopment Director Cecile Petro.

General Substance of the Discussion

Agenda Review

Commissioners reviewed the minutes and claims. No comments were received.

Members discussed Resolution 2015-20, a resolution to approve a Façade Improvement Grant application by Mark Machnic for his building located at 8411 Kennedy Avenue. Commissioner Kuzmar led the discussion reviewing a meeting with the owner and Director Petro. He explained that the project will include manufactured stone on the façade and a new awning that will run the length of the west facing building. The awning will have a four foot projection over the main entrance. Commissioner Kuzmar stated that up to this point manufactured stone has not been utilized by the grant program although it is not prohibited by the standards. The style of the stone was changed from what was originally submitted and will now blend well with other façade grant buildings. The total cost of the project will be \$28,000.00, 30% of which or \$8,400.00 will be paid by the grant once receipts are received and approved.

Commissioners reviewed Resolution 2015-21, a resolution to approve a transfer of funds from the 400 series to the 300 series within the Redevelopment Capital Fund. The transfer is needed for architectural and engineering costs for the Town Theatre project. The amount of the transfer is \$285,000.00.

Commissioners discussed the application to designate the Town Theatre as an Indiana Bicentennial Project. They discussed possible endorsers of the project and those who may be willing to send a letter of support.

The regularly scheduled November Study Session date falls on the day before Thanksgiving. Commissioners stated that a meeting could be scheduled, if needed, at another time.

8630 Kennedy Avenue

Director Petro stated that she had a conversation with the commercial realtor for 8630 Kennedy Avenue regarding access to allow environmental testing. The realtor stated that he would not recommend to his client that environmental testing be completed before a mutual agreement to purchase the property dependent upon the results of environmental testing was completed. Attorney Green-Fraley stated that a municipality has the right to have environmental testing completed before an agreement is in place. The Director will contact the commercial realtor regarding access for environmental testing.

The Study Session ended at 7:08 PM for the Public Meeting.

**HIGHLAND REDEVELOPMENT COMMISSION
PUBLIC MEETING
November 11, 2015**

The Highland Redevelopment Commission ("Commission", "RC") met in a Public Meeting on November 11, 2015 at 7:07 PM in the Council Chambers within the Municipal Building at 3333 Ridge Road, Highland, Indiana. President Dominic Noce called the meeting to order.

ROLL CALL:

Present on roll call included Redevelopment Commissioners: Dominic Noce, Rachel Delaney, Greg Kuzmar, Kathy DeGuilio-Fox and Jim Kessler. Also in attendance was Attorney Carol Green-Fraley. Taking minutes for the meeting was Director Petro.

MINUTES OF PREVIOUS SESSIONS:

Commissioner Kuzmar made a motion to approve the minutes as written of the Public Meeting and Study Session of October 14, 2015 and Study Session of October 28, 2015. Commissioner DeGuilio-Fox seconded the motion. **Motion carried by unanimous voice vote.**

PUBLIC COMMENTS: None

SPECIAL ORDERS: None

COMMUNICATIONS: None

UNFINISHED BUSINESS AND GENERAL ORDERS: None

NEW BUSINESS:

Commissioner Kessler made a motion to approve *Resolution 2015-20, a Resolution of the Highland Redevelopment Commission that will Provide Preliminary Approval of a Façade Improvement Grant Application by Mark Machnic for His Building Located at 8411 Kennedy Avenue.* Commissioner Delaney seconded the motion. **Motion carried by unanimous voice vote.**

Commissioner Kuzmar made a motion to approve *Resolution 2015-21, an Exigent Resolution Providing for the Transfer of Appropriation Balances From and Among Major Budget Classifications in the Redevelopment Capital Fund as Requested by the Department Head(s) or Proper Officer(s) and Forwarded to the Redevelopment Commission for its Action Pursuant to IC 6-1.1-18-6.* Commissioner DeGuilio-Fox seconded the motion. **Motion carried by unanimous voice vote.**

Commissioner Delaney made a motion to Approve the *Application to Submit the Town Theatre as an Indiana Bicentennial Project.* Commissioner Kessler seconded the motion. **Motion passed by unanimous voice vote.**

Commissioner Kessler made a motion to *Cancel the Regularly Scheduled Study Session of the Redevelopment Commission for November 25, 2015 due to the Thanksgiving Holiday; However, the Commission May Add a Special Meeting, if Necessary.* Commissioner Delaney seconded the motion. **Motion carried by unanimous voice vote.**

ACTION TO PAY ACCOUNTS PAYABLE VOUCHERS:

Commissioner Delaney made a motion to pay account payables as presented in the amount of \$12,922.26. Commissioner DeGuilio-Fox seconded the motion. **Motion carried by unanimous voice vote.**

BUSINESS FROM THE COMMISSIONERS:

Commissioner Noce stated that he appreciates the Commissioners' concern for his health.

NEXT MEETING:

The next public meeting will be held on December 9, 2015, at 7:00 PM. A Study Session will precede the Public Meeting at 6:00 PM and may follow the meeting. The next full Study Session will be held on December 23, 2015, at 6:00 PM. The next Highland Main Street meeting will be held on Thursday, December 3, 2015 at 7:30 PM. All meetings are held in the Town Hall.

ADJOURNMENT: Commissioner Kessler made a motion to adjourn the meeting. Commissioner DeGuilio-Fox seconded the motion. **Motion carried by unanimous voice vote to adjourn the meeting at 7:15 PM.**

The Redevelopment Commission did not reconvene a Study Session.

Resolution No. 2015-20

**A RESOLUTION OF THE HIGHLAND REDEVELOPMENT
COMMISSION TO PROVIDE PRELIMINARY APPROVAL FOR
AN APPLICATION BY Mr. MARK MACHNIC FOR A FAÇADE
IMPROVEMENT GRANT FOR PROPERTY
LOCATED AT 8411 KENNEDY AVENUE**

WHEREAS, the Highland Redevelopment Commission (the "Commission"), governing body of the Town of Highland Department of Redevelopment (the "Department"), and the Redevelopment Area of the Town of Highland, Indiana (the "Redevelopment District"), exists and operates under the provisions of the Redevelopment of Cities and Towns Act of 1953 which has been codified in IC 36-7-14, as amended from time to time (the "Act"); and

WHEREAS, the Commission on May 28, 1997, adopted Resolution No. 1997-01 declaring the Highland Redevelopment Area to be an area in need of redevelopment within the meaning of the Act; and

WHEREAS, Resolution No. 1997-01 was confirmed by the Commission with the adoption of Resolution No. 1997-02 on July 8, 1997; and

WHEREAS, Subsequent Resolutions, No. 2003-01, No. 2005-11, No. 2006-10, No. 2007-08, and No. 2008-09 confirmed expansion of the Redevelopment Area; and

WHEREAS, the Commission accepted the 2007 Comprehensive Plan for the Highland Redevelopment Area on March 14, 2007; and

WHEREAS, the Commission has prepared, developed and approved the Supplement to the Highland Municipal Code, Section 214.180: RD-Redevelopment District (Architectural and Design Standards and Guidelines for the Redevelopment Area); and

WHEREAS, the Commission from time to time may develop a program to improve the downtown; and

WHEREAS, the Commission through its 2015 budget approved the Façade Improvement Grant Program which is intended to provide financial assistance for significant exterior building façade improvement in the Highland Downtown Redevelopment Area; and

WHEREAS, the goal of the program is to attract retail growth, additional business traffic, and catalyze investment through improved aesthetics; and


WHEREAS, Mr. Mark Machnic has applied for a grant totaling \$28,000.00, of which \$19,600 will be supplied by Mr. Machnic, and not to exceed 30% or \$8,400 will be reimbursed to Mr. Machnic upon completion of the work with approved receipts. All property taxes must be paid and up to date and there shall be no liens against the property;

NOW, THEREFORE, BE IT RESOLVED by the Highland Redevelopment Commission as follows:

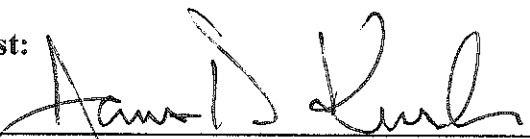
1. That the Commission finds and determines that it will be of public utility and benefit to approve the application by Mr. Mark Machnic for a Façade Improvement Grant for properties located at 8411 Kennedy Avenue.
2. That the Commission will provide up to and not to exceed reimbursement of \$8,400.00, based upon a total project cost of \$28,000.00. Mr. Machnic will provide \$19,600.00 of the total cost for the project.
3. That all reimbursements will be made upon delivery to the Commission of approved receipts of work performed, and that all property taxes are paid and up to date and no liens have been filed on the property.
4. That this Resolution shall be in full force and effect after its adoption by the Commission.

ADOPTED AND APPROVED at a meeting of the Highland Redevelopment Commission held on the 11th day of November, 2015.

Highland Redevelopment Commission

By: 
Dominic Noce, President

Attest:

By: 
Jim Kessler, Secretary

Highland Main Street
FAÇADE GRANT PROGRAM APPLICATION

Applicant Name MARK MACHNIC
Mailing Address 8411 KENNEDY AVE, HIGHLAND, IN 46322
Business Name MALO PROPERTIES
Business Owner MARK MACHNIC + JILL FERGUSON
Business Owner Address 8411 KENNEDY AVE, Highland, IN 46322
Property Address 8411 KENNEDY AVE, HIGHLAND, IN 46322
Phone Number 219-595-5290
Email mrm@bmvaluations.com
Fax Number 219-595-5286
Estimated Start Date 11/12/2015 Completion Date 11/20/2015
Total Cost of Project \$ 28,000
Owner Cost \$ 19,600
Highland Main Street Façade Grant Program \$ 8,400

Please attach the following supporting documents:

Appendix 1. Project description, including architectural renderings, where applicable. Paint color samples, where applicable.

Appendix 2. Photos of existing building and close-up photos of areas to be improved.

Appendix 3. Professional cost estimates from contractors, architects, and tradesmen. Be sure to include cost estimates for both the materials and labor. One alternate estimate must be provided for comparison.

Appendix 4. Written permission of building owner, if the applicant is not the owner.

Complete and return to: Cecile Petro – Redevelopment Director, Highland Main Street Committee 3333 Ridge Road, Highland IN 46322. Please call 219-972-7598 or email cpetro@highland.in.gov for questions.



North Star Stone, Inc.
 325 N. 325 E.
 Valparaiso, IN 46383

Phone # 219-464-7272
 Fax # 219-464-8383

EXTERIOR ESTIMATE

Date	Estimate #
10/13/2015	5145

Name / Address
Mark Machaic 8411 Kennedy Ave. Highland, In.

Ship To
SAME

Per Print / Measure	Style	Color	Sales Rep.	Terms
Hard Measure				
Item	Description	Qty	Rate	Total
Flat Rock	Using North Star Stone - Summer Blend EXTERIOR	1,206	4.00	4,824.00
Corners		288	4.00	1,152.00
tax	TAX			
Labor	LABOR		418.32	418.32
Column	Custom Foam Column (92')	92	9,321.00	9,321.00
tax	TAX		40.00	3,680.00
			128.80	128.80
	DISCOUNTED \$1.00 PER SQ. FT. FOR USING NORTH STAR STONE - PER CHRIS.			
	THANK YOU!			
			Total	\$19,524.12

** Blueprint footage may change upon actual hard measure
 *** Winter Surcharge When Applicable!

Changes to the estimate may be made only upon written agreement. All agreements are subject to change due to accidents, weather or delays beyond our control. The estimate may be withdrawn by us at any time before acceptance by the customer.

If payment is not received by North Star Stone Inc. from the undersigned after 30 days interest will be incurred at a rate of 1.5% per month. An attorney may be enlisted to collect funds. In addition to the project expense, the attorney's fee will also be paid for by the undersigned.

The Above costs and stipulations are approved. Payment will be made as agreed upon.

Customer Signature _____
 219 595 5286

Date ____/____/____

HENN AND SONS
CONSTRUCTION SERVICES, INC.

P.O. BOX 502
CEDAR LAKE, IN 46303
TEL. 219-374-7197

PROPOSAL: 102915-1

10/29/15

Family Eyecare
8417 Kennedy Ave.
Highland In

LABOR, MATERIAL, TOOLS, EQUIPMENT AND SUPERVISION TO:
Install Eifs application to front of building over existing wood siding:

A. Wall covering

1. Apply 2" thick rigid foam to surfaces to receive Eifs application. All foam to be fastened according to manufacturer specifications.
2. Apply 6-8" wide raised trim border across entire front elevation on top and two sides of glass front. Also at roofs top edge and outside corners of building.
3. Build out three raised boxes app. 14'x3'tall to accept business signs on front of building
4. Apply base coat of eifs to entire surface area to be covered
5. Apply second base coat to include application of fiber mesh material.
6. Apply final finish coat with color mixed in product. (color by owner)
7. Apply painted steel roof wall cap to same areas. Now that 2" foam will be added to the face of the building the existing cap material will need to be replaced with wider material.

8. Note: All work with Eifs product has to be completed without temperature dropping below 40 degrees at any time. If temperature drops below 40 degrees then work has to be discontinued for a minimum of 24 hours and still has to be above 40 degrees during that time in order to receive manufacturer warranty on materials.

Total Exterior Eifs
\$ 23,500.00

* Option for Cultured stone application to same areas of building
\$26,100.00

All work above including cultured stone option includes line item #8 above.

WE PROPOSE hereby to furnish material and labor – complete in accordance with above specifications, for the sum of: **Option chosen**

Payment to be made as follows:

\$2,000.00 Down to schedule and order materials

\$10,000.00 Down at start of project

Balance due upon completion

All material is guaranteed to be as specified. All work to be completed in a substantial workmanlike manner according to specifications submitted per standard practices. Any alteration or deviation for above specifications involving extra cost will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance.

Authorized Signature & Date:  10-29-15

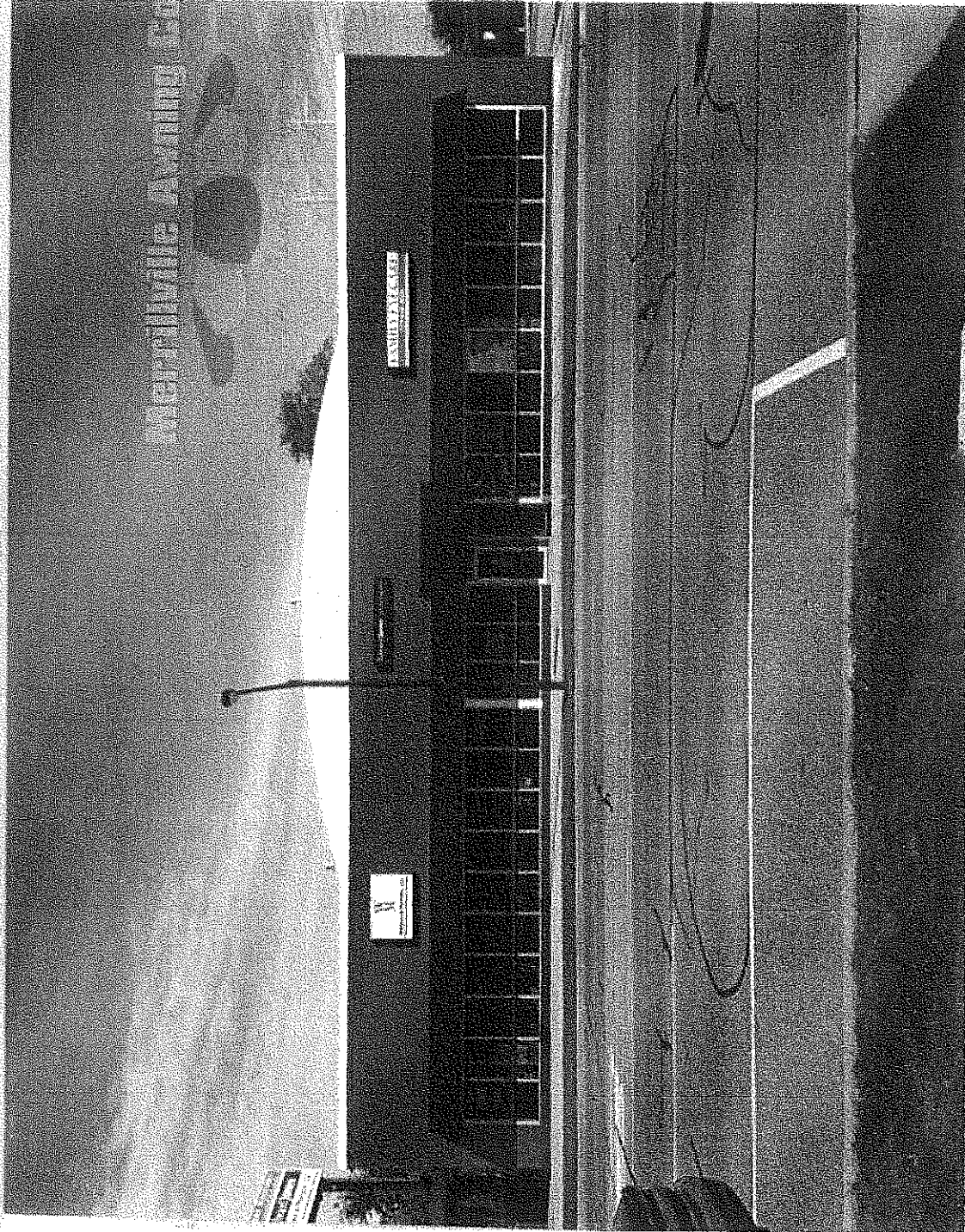
Note: This proposal may be withdrawn by us if not accepted within 60 days.

ACCEPTANCE OF PROPOSAL: The above prices, specifications and conditions are satisfactory and are accepted. You are authorized to the work as specified. Payment will be made as outlined above.

Authorized Signature & Date of Acceptance: _____

MALO Properties Manufactured Stone

- Contains a blend of Portland cement, BX shale aggregate, silica sand and iron oxide color pigments, the color becomes a primary part of the stone so it will not fade. The color is blended throughout the entire product. It is made from natural stone. There is no undesirable changes in color due to years of weathering.
- Independent tests have been performed on the durability of the stone. ASTM standards indicate a range should be between 1800 – 2100 PSI. This stone has a rating of 6,300 PSI, nearly three times greater than the required standards.
- The stone has a 30 year warranty against defects and fading.
- Durability will not be an issue, 95% of the stone will be installed 9 feet high above our windows



Customer / Job

Machnic Revised Grey Stepout

Date

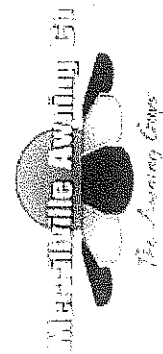
11-2-15

Address

8411 Kennedy Ave. Highland, IN. 46322

219-736-9800

AwningGuy.com





1420 East 91st Drive
Merrillville, IN 46410

219.736.9800
219.7369100 fax

AwningGuy.com

TO: Mark Machnic
8411 Kennedy Ave.
Highland, IN 46322
P: 219.595.5290
mrm@bmvaluations.com

PROJECT: New Fabric Awnings

10.22.15

Thank You for the opportunity to provide this proposal for the following:

FABRICATE & INSTALL: New Fabric Traditional Style Awnings

DIMENSIONS: 92' Wide x 3' Drop x 4' Projection

FRAME: Welded Aluminum Tubing, Mill Finish, Unpainted

FABRIC: Sunbrella Acrylic Canvas

GRAPHICS: None

BOTTOM: Open

LIGHTS: None

PRICE: \$ 7,663 Tax Included

TERMS: 50% Deposit, Balance Due Upon Completion

PERMIT FEES and procurement costs are **NOT INCLUDED** and will be added to final invoice.

ELECTRICAL All Wiring & Connections by Owner's Licensed Electrician.
SALES TAX has been estimated and included in the price above unless tax exempt. All tax exempt orders must include Exemption Certificate.

All discounts and sales taxes are applied to product only. Installation Labor is non-taxable. Sales Tax and Installation Labor will appear separately on final invoice.

ACCEPTANCE of Proposal- The above prices, specifications and conditions are satisfactory and are hereby accepted and agreed to with my signature below. Merrillville Awning Co. is authorized to do the work specified, per approval drawings to follow.

Details on approved drawings take precedence over stated specifications in this Proposal.

I agree to the TERMS stated above.

I agree to pay 2% per month finance charges on overdue balances

Respectfully Submitted:

Date of Acceptance: _____

Galen Smith

Signature: _____



Horizon Awning, LLC
 2227 E US Highway 12
 Michigan City, IN 46360

QUOTE

Date

10/31/2015

Name / Address
Mark Machnic 8411 Kennedy Ave. Highland, IN 46322

Phone: 219-872-2329 Toll free: 800-513-2940 Fax: 877-578-2462

Terms
50% deposit. Bal. on complet...

Qty	Description	Cost	Total
1	Traditional-style awning for front of building. Approximate size 92' with x 3' drop x 4' projection. Slate Sunbrella fabric. Installation	6,822.00	6,822.00
		660.00	660.00

Subtotal	\$7,482.00
Sales Tax (7.0%)	\$477.54
Total	\$7,959.54

Note: This quote does not include any electrical wiring, fees, permits or engineering drawings which may be required. Our products are built based on well-founded standard practices. Please notify us of any personal preferences before signing this quote. Changes may result in additional costs.
 TERMS: 50% deposit upon acceptance of this quote. Balance due and payable at completion. A finance charge of 1% per month (12% per year) will be added to past due balances. If you require other terms, please contact accounting.

Signature/Date _____

Cecile:

We do not have a rendering of what the building will look like when complete. Our contractor does not have the software to generate a rendering. I have attached a picture from the awning contractor showing how the awning will look on the building. The stone, which you have the sample of, will be placed on the front of the building above the awning to the roof cap and along the two sides. On the north side of the building, per the other attached photo, the stone will cover all the area which is currently brown including the beams up to the sign. To simplify things, everything you see in the pictures that is brown wood siding will be covered with the stone. This should give a clear indication as to what we want to do. Hope this helps. Thank you.

Mark R. Machnic, CPA, CVA, MAFF, CDFA

8411 Kennedy Avenue

Highland, IN 46322

mrm@bmvaluations.com

www.bmvaluations.com

(P)219-595-5290

(F)219-595-5286

TOWN of HIGHLAND
REDEVELOPMENT COMMISSION
APPROPRIATION TRANSFER RESOLUTION
RESOLUTION No. 2015-21

AN EXIGENT RESOLUTION PROVIDING FOR THE TRANSFER OF APPROPRIATION BALANCES FROM AND AMONG MAJOR BUDGET CLASSIFICATIONS IN THE REDEVELOPMENT CAPITAL FUND AS REQUESTED BY THE DEPARTMENT HEAD (S) OR PROPER OFFICER (S) AND FORWARDED TO THE REDEVELOPMENT COMMISSION FOR ITS ACTION PURSUANT TO IC 6-1.1-18-6.

WHEREAS, It has been determined that certain exigent conditions have developed since adoption of the annual budget and it is now necessary to transfer certain appropriations into different categories than were appropriated in the annual budget for the various functions of the Redevelopment Capital Fund;

WHEREAS, The Redevelopment Commission has been advised that the transfer would involve only those appropriations remaining from a capital project funded by the proceeds of a bond issue(s);

NOW, THEREFORE BE IT RESOLVED by the Redevelopment Commission of the Town of Highland, Lake County, Indiana as follows:

Section 1. That for the expenses of said municipality, the following appropriations are hereby transferred and set apart out of the funds hereinafter named for the purposes herein specified, subject to the laws governing the same, such sums herein transferred unless otherwise stipulated by law;

Section 2. That it has been shown that certain existing appropriations in the Redevelopment Capital Fund have un-obligated balances which will not be needed at this time for the purposes for which appropriated, so it will not be necessary to increase the 2015 budget, and may be transferred as follows:

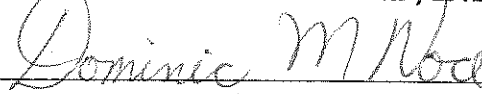
REDEVELOPMENT CAPITAL FUND

<u>Decrease:</u>	Acct. 42002 Redev. Cap. Decorative Lighting	\$135,000.00
	Acct. 40001 Redev. Cap. Land Purchase	<u>\$150,000.00</u>
	<i>Total 400 Series Reductions</i>	\$285,000.00
 <u>Increase:</u>	 Acct. 31005 Redev. Cap Engr. & Architecture	 \$285,000.00
	<i>Total 300 Series Increases</i>	\$285,000.00

Total of All Fund Decreases: \$285,000.00
Total of All Fund Increases: \$285,000.00


DULY RESOLVED and ADOPTED this 11th Day of November, 2015 by the
Redevelopment Commission of the Town of Highland, Lake County, Indiana,
having been passed by a vote of 5 in favor and 0 opposed.

REDEVELOPMENT COMMISSION
of the TOWN of HIGHLAND, INDIANA



Dominic Noce, President

Attest:



James Kessler, Secretary

11/06/2015 04:25 PM
 User: STP
 DB: Highland

INVOICE GL DISTRIBUTION REPORT FOR TOWN OF HIGHLAND
 EXP CHECK RUN DATES 10/16/2015 - 11/12/2015
 BOTH JOURNALIZED AND UNJOURNALIZED OPEN AND PAID
 BANK CODE: 07

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GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 094 Redevelopment General					
Dept 0000					
094-0000-20004	FEST OF TRAIL SHEPHERD HOOKS	CAROLE K. RUTCKA	FEST OF TRAIL SHEPHERD HOOKS	43.68	
094-0000-31001	MUNICIPAL WORK- GENERAL FILE	GREEN & KUCHEL, PC	MUNICIPAL WORK: GENERAL FILE	1,314.00	
094-0000-31003	FINANCIAL CONSULTANT FEES	CENDER AND COMPANY LLC	FINANCIAL CONSULTANT FEES	743.75	
094-0000-31004	INFLUENTIAL WOMEN OF NMI TICKET	DIVERSIFIED MARKETING	INFLUENTIAL WOMEN OF NMI TICKET	90.00	
094-0000-31004	OCTOBER MEMBERSHIP LUNCH TICKET	HIGHLAND CHAMBER OF COMM	OCTOBER MEMBERSHIP LUNCH TICKETS	30.00	
094-0000-31004	IACT WEBINAR: AGING IN PLACE 11	IACT	IACT WEBINAR: AGING IN PLACE ON MOVE	17.00	
094-0000-34023	HEALTH	TOWN OF HIGHLAND INS FUN	REDEV OCT INS PREM	756.91	24193
094-0000-34023	HEALTH INS	TOWN OF HIGHLAND INS FUN	NOV 15 D/S REDEV HEALTH INS PREM	756.91	
094-0000-34043	LIFE	TOWN OF HIGHLAND INS FUN	REDEV OCT INS PREM	9.11	24193
094-0000-34043	LIFE INS	TOWN OF HIGHLAND INS FUN	NOV 15 D/S REDEV HEALTH INS PREM	9.11	
094-0000-39003	CAR CRUISE/FEST OF TRAIL ADS	BAXTER DESIGN & ADVERTIS	CAR CRUISE/FEST OF TRAIL ADS	90.00	
094-0000-39030	STREET MARKET MUSICIAN-10/17/15	HAILEY BOHLIN	STREET MARKET MUSICIAN- 10/17/15	150.00	
094-0000-39030	STREET MARKET MUSICIAN-10/10/15	JOSEPH D KOSTYK	STREET MARKET MUSICIAN-10/10/15	150.00	
094-0000-39030	STREET MARKET MUSICIAN-10/3/15	WILLIAM STONE	STREET MARKET MUSICIAN-10/3/15	150.00	
094-0000-45200	REDEVELOP GEN TRANSFER GROSS	PAYROLL ACCOUNT	PRL D/S TRANSFER REDEVELOPMENT	3,735.07	24093
094-0000-45200	REDEVELOP GEN TRANSFER GROSS	PAYROLL ACCOUNT	PRL D/S TRANSFER REDEVELOPMENT	3,961.37	24222
Total For Dept 0000				12,006.91	
Total For Fund 094 Redevelopment General				12,006.91	
Fund 096 Redevelopment Capital					
Dept 0000					
096-0000-31005	KENN.AVE. CORRIDOR PLAN (ART &	SHORT-ELLIOTT-HENDRICKSO	HIGHLAND KENNEDY AVE. CORRIDOR PLAN R	520.00	
096-0000-31007	UTILITIES-2821 JEWETT-THRU 10/2	NORTHERN IN PUBLIC SERVI	UTILITIES-2821 JEWETT-THRU 10/22/15	54.60	
096-0000-31007	UTILITIES-2811 JEWETT-THRU 10/2	NORTHERN IN PUBLIC SERVI	UTILITIES-2811 JEWETT-THRU10/22/15	87.97	
096-0000-31007	UTILITIES-8612 KENNEDY-THRU 8/1	TOWN OF HIGHLAND UTILITI	UTILITIES- 8612 KENNEDY- THRU 8/13/15	9.39	
096-0000-31007	UTILITIES-8610 KENNEDY-THRU 8/1	TOWN OF HIGHLAND UTILITI	UTILITIES-8610 KENNEDY-THRU 8/13/15	9.39	
096-0000-39019	REAL EST PURCHASE CONTRACT-2815	GREEN & KUCHEL, PC	REAL EST PURCHASE CONTRACT-2815 JEWET	234.00	
Total For Dept 0000				915.35	
Total For Fund 096 Redevelopment Capital				915.35	

11/06/2015 04:25 PM
User: STP
DB: Highland

INVOICE GL DISTRIBUTION REPORT FOR TOWN OF HIGHLAND
EXP CHECK RUN DATES 10/16/2015 - 11/12/2015
BOTH JOURNALIZED AND UNJOURNALIZED OPEN AND PAID
BANK CODE: 07

Page: 2/2

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
<hr/>					
Fund Totals:					
Fund 094 Redevelopment				12,006.91	
Fund 096 Redevelopment				915.35	
Total For All Funds:				<u>12,922.26</u>	

11/02/2015

EXPENDITURE REPORT FOR HIGHLAND
 PERIOD ENDING 10/31/2015
 BUDGET MASTER

GL NUMBER	DESCRIPTION	2015 BUDG-AMOUNT		DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED	ACTIVITY FOR MONTH 10/31/2015
		ORIGINAL BUDGET							
Fund 094 - Redevelopment General									
Dept 0000									
GROUPING VALUE '10000'S'									
094-0000-11101	REDEV GEN COMMISSION SALARIES	2,520.00	2,520.00	2,050.00	0.00	0.00	470.00	81.35	210.00
094-0000-11102	REDEV GEN SALARIES	0.00	15,300.00	6,256.75	0.00	0.00	9,043.25	40.89	2,140.24
094-0000-11107	REDEV GEN REDEV DIRECTOR SALARY	58,880.00	60,496.94	52,067.54	0.00	0.00	8,429.40	86.07	7,213.05
094-0000-11136	REDEV GEN PERSONAL TEMPORARY SEI	5,000.00	5,000.00	0.00	0.00	0.00	5,000.00	0.00	0.00
094-0000-11128	REDEV GEN EMPLOYEE BONUS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-11134	REDEV GEN RECORDING SECRETARY	624.00	624.00	520.00	0.00	0.00	104.00	83.33	52.00
094-0000-11201	REDEV GEN FICA & MEDICARE	4,836.00	6,137.57	4,592.96	0.00	0.00	1,544.61	74.83	728.09
094-0000-11209	REDEV GEN PERF	6,595.00	6,792.56	5,833.59	0.00	0.00	960.97	85.85	807.87
094-0000-11210	REDEV GEN PERF ANNUITY BY EMPLOYE	1,767.00	1,819.92	1,562.03	0.00	0.00	257.91	85.83	216.39
GROUPING VALUE '10000'S'		80,222.00	98,690.99	72,880.85	0.00	0.00	25,810.14	73.85	11,367.64
GROUPING VALUE '20000'S'									
094-0000-20003	MISC SUPPLIES	3,000.00	3,815.51	2,733.29	0.00	0.00	1,082.22	71.64	305.27
094-0000-20004	MAIN STREET SUPPLIES	3,000.00	5,088.12	2,936.56	0.00	0.00	2,151.56	57.71	75.00
094-0000-24200	HAZ MET SUPPLIES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '20000'S'		6,000.00	8,903.63	5,669.85	0.00	0.00	3,233.78	63.68	380.27
GROUPING VALUE '30000'S'									
094-0000-31001	REDEV GEN LEGAL FEES	18,000.00	19,900.00	10,458.00	0.00	0.00	9,442.00	52.55	1,080.00
094-0000-31003	CONSULTANT FEES	20,000.00	27,103.94	10,413.04	0.00	3,190.90	13,500.00	50.19	0.00
094-0000-31004	REDEV GEN TUITION/DEVELOPMENT	3,000.00	2,870.00	2,243.45	0.00	107.00	519.55	81.90	40.00
094-0000-31005	ENGINEERING & ARCH	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-31006	REDEV GEN NEIGHBORHOOD INC.	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-32001	REDEV GEN POSTAGE	500.00	500.00	82.00	0.00	0.00	418.00	16.40	0.00
094-0000-32002	REDEV GEN TRAVEL EXPENSES	3,000.00	2,651.20	1,433.42	0.00	0.00	1,217.78	54.07	0.00
094-0000-32003	TELEPHONE EXPENSES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-32004	INTERNET SERVICES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-32005	REDEV GEN WEB SITE SERVICES	500.00	500.00	0.00	0.00	0.00	500.00	0.00	0.00
094-0000-33001	REDEV GEN LEGAL NOTICES	500.00	500.00	82.49	0.00	0.00	417.52	16.50	23.97
094-0000-33002	REDEV GEN PRINTING	2,000.00	5,205.00	4,822.66	0.00	0.00	382.34	92.65	0.00
094-0000-34001	REDEV GEN BOND PREMIUM	250.00	1,120.00	1,120.00	0.00	0.00	0.00	100.00	0.00
094-0000-34005	OTHER INSURANCE	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-34016	UNAPPROPRIATED TRANSFER OUT	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-34023	REDEV GEN MEDICAL/DENTAL PREM	18,000.00	18,000.00	7,556.80	0.00	0.00	10,443.20	41.98	756.91
094-0000-34043	REDEV GEN LIFE INSURANCE PREM	150.00	150.00	91.10	0.00	0.00	58.90	60.73	9.11
094-0000-35008	UTILITIES	1,000.00	11,043.56	3,857.82	0.00	0.00	7,185.74	34.93	323.34
094-0000-38601	SALES TAX - RENTALS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-39001	REDEV GEN SUBSCRIPTIONS & DUES	4,000.00	3,564.40	3,259.40	0.00	0.00	305.00	91.44	0.00
094-0000-39003	REDEV GEN PUBLIC RELATIONS	4,000.00	1,700.00	435.00	0.00	90.00	1,175.00	30.88	0.00
094-0000-39004	KIOSK DESIGN	1,000.00	1,000.00	262.00	0.00	0.00	738.00	26.20	0.00
094-0000-39008	REDEV GEN INTEREST ON LOAN	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
094-0000-39020	INFO & COMM TECH SERVICE	10,000.00	9,331.00	9,331.00	0.00	0.00	0.00	100.00	0.00
094-0000-39030	MAIN STREET PROF SERVICES	2,000.00	5,119.00	3,777.39	0.00	450.00	891.61	82.58	1,452.39
094-0000-39999	SPECIAL TRANSFERS	0.00	21,461.00	21,461.00	0.00	0.00	0.00	100.00	0.00

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EXPENDITURE REPORT FOR HIGHLAND
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 BUDGET MASTER

GL NUMBER	DESCRIPTION	2015 BUDG-AMOUNT		DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% B DGT USED	ACTIVITY FOR MONTH 10/31/2015
		ORIGINAL BUDGET							
GROUPING VALUE '30000'S		87,900.00	131,719.10	80,686.56	0.00	3,837.90	47,194.64	64.17	3,685.72
GROUPING VALUE '40000'S									
094-0000-45300	TEMPORARY LOAN EXPENSE	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '40000'S		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '50000'S									
094-0000-59100	MISC TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '50000'S		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Dept 0000		174,122.00	239,313.72	159,237.26	0.00	3,837.90	76,238.56	68.14	15,433.63

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EXPENDITURE REPORT FOR HIGHLAND
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GL NUMBER	DESCRIPTION	2015 BUDG-AMOUNT ORIGINAL BUDGET	DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED	ACTIVITY FOR MONTH 10/31/2015
Fund 094 - Redevelopment General :								
TOTAL EXPENDITURES		174,122.00 239,313.72	159,237.26	0.00	3,837.90	75,238.56	68.14	15,433.63

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EXPENDITURE REPORT FOR HIGHLAND
 PERIOD ENDING 10/31/2015
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GL NUMBER	DESCRIPTION	2015 BUDG-AMOUNT ORIGINAL BUDGET	DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED	ACTIVITY FOR MONTH 10/31/2015
Fund 095 - Highland Economic Development								
Dept 0000								
GROUPING VALUE '40000'S'								
095-0000-40001	LAND PURCHASE	0.00 14,439.66	14,439.66	0.00	0.00	0.00	100.00	0.00
GROUPING VALUE '40000'S'		0.00 14,439.66	14,439.66	0.00	0.00	0.00	100.00	0.00
Total Dept 0000		0.00 14,439.66	14,439.66	0.00	0.00	0.00	100.00	0.00
Fund 095 - Highland Economic Development :								
TOTAL EXPENDITURES		0.00 14,439.66	14,439.66	0.00	0.00	0.00	100.00	0.00

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 PERIOD ENDING 10/31/2015
 BUDGET MASTER

GL NUMBER	DESCRIPTION	2015 BUDG-AMOUNT ORIGINAL BUDGET	DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED	ACTIVITY FOR MONTH 10/31/2015
Fund 096 - Redevelopment Capital								
Dept 0000								
GROUPING VALUE '20000'S'								
096-0000-24200	HAZ MET SUPPLIES	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '20000'S'								
		0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '30000'S'								
096-0000-31002	REDEV CONSTR ENGR/ARCHITECTURE	0.00 4,920.00	3,861.83	0.00	0.00	1,058.17	78.49	1,404.33
096-0000-31004	NEIGHBORHOOD SERVICES	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-31005	REDEV CAP ENGR & ARCHITECTURE	20,000.00 56,127.50	32,093.50	0.00	24,034.00	0.00	100.00	13,080.00
096-0000-31006	REDEV CAP BOND SALE PROF SVC	15,000.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-31006-0006	REDEV CAP BOND SALE PROF SVC	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-31007	REDEV CAP MAINTENANCE/REPAIR	30,000.00 2,720.00	6,530.93	0.00	161.35	3,307.72	66.92	0.00
096-0000-31008	REDEV CAP TREE REPLACEMENT	6,000.00 0.00	0.00	0.00	0.00	2,720.00	0.00	0.00
096-0000-34002	EDD GRANT PROGRAM	100,000.00 164,824.86	20,763.00	0.00	0.00	144,061.86	12.60	0.00
096-0000-39008	INTEREST ON LOAN	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-39011	REDEV BD PAYMENT OF PRINCIPAL	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-39012	REDEV BD PAYMENT OF INTEREST	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-39034	REDEV BOND SERVICES	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-39038	BOND LEGAL SERVICES	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-39019	OTHER LEGAL SERVICES (ACQUISITION)	0.00 10,108.00	2,232.00	0.00	0.00	7,876.00	22.98	540.00
096-0000-39023	BOND FINANCIAL ADVISORY SERVICES	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-39025	PROPERTY APPRAISAL SERVICES	0.00 3,500.00	2,250.00	0.00	0.00	1,250.00	64.29	0.00
096-0000-39026	DEMOLITION SERVICES	0.00 39,500.00	23,415.00	0.00	0.00	16,085.00	59.28	0.00
096-0000-39311	MISC. RED CAP PROPERTY TAXES	0.00 3,053.00	3,052.92	0.00	0.00	0.08	100.00	0.00
096-0000-39999	SPECIAL TRANSFERS	0.00 11,235.00	11,235.00	0.00	0.00	0.00	100.00	0.00
GROUPING VALUE '30000'S'								
		151,000.00 305,988.36	105,434.18	0.00	24,195.35	178,358.83	42.36	17,024.33
GROUPING VALUE '40000'S'								
096-0000-40000	REDEV CAP OPTION TO PURCHASE	87,191.00 87,191.00	0.00	0.00	0.00	87,191.00	0.00	0.00
096-0000-40001	LAND PURCHASE	24,000.00 1,360,793.97	153,721.81	0.00	0.00	1,207,072.16	11.30	0.00
096-0000-40008	LAND COMPLIANCE & CONTROL	0.00 21,250.00	0.00	0.00	0.00	21,250.00	0.00	0.00
096-0000-42001	REDEV CAP WAYFINDING SIGNS	24,000.00 53,503.34	0.00	0.00	0.00	53,503.34	0.00	0.00
096-0000-42002	REDEV CAP DECORATIVE LIGHTING	33,809.00 135,236.00	0.00	0.00	0.00	135,236.00	0.00	0.00
096-0000-43006	REDEV CAP WI-FI EQPT PURCHASE	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-45001	REDEV CONSTR FINAL PHASE	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-45003	REDEV CONSTR KENNEDY/HWY ENGR	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-45005	REDEV CONSTR GATEWAYS & SIGNS	0.00 14,500.00	0.00	0.00	0.00	14,500.00	0.00	0.00
096-0000-45006	REDEV CONSTR BENCHES & RECEP	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
096-0000-49901	REDEV CONSTR CONTINGENCY FINAL	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '40000'S'								
		169,000.00 1,672,474.31	153,721.81	0.00	0.00	1,518,752.50	9.19	0.00
GROUPING VALUE '50000'S'								
096-0000-59201-0006	DEMOLITION LOAN	0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '50000'S'								
		0.00 0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Dept 0000								
		320,000.00 1,978,462.67	259,155.99	0.00	24,195.35	1,695,111.33	14.32	17,024.33

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EXPENDITURE REPORT FOR HIGHLAND
PERIOD ENDING 10/31/2015
BUDGET MASTER

GL NUMBER	DESCRIPTION	2015 ORIGINAL BUDGET	BUDG-AMOUNT	DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED	ACTIVITY FOR MONTH 10/31/2015
Fund 096 - Redevelopment Capital :									
TOTAL EXPENDITURES		320,000.00	1,978,462.67	259,155.99	0.00	24,195.35	1,695,111.33	14.32	17,024.33

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EXPENDITURE REPORT FOR HIGHLAND
 PERIOD ENDING 10/31/2015
 BUDGET MASTER

GL NUMBER	DESCRIPTION	2015 BUDG-AMOUNT		DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDDT USED	ACTIVITY FOR MONTH 10/31/2015
		ORIGINAL BUDGET							
Fund 097 - REDEVELOPMENT BD & INT- EXEMPT									
Dept 0000									
GROUPING VALUE '20000'S'									
097-0000-24200	HAZ MET SUPPLIES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '20000'S'									
		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '30000'S'									
097-0000-34016	UNAPPROPRIATED TRANSFER OUT	0.00	0.00	5,917.67	0.00	0.00	(5,917.67)	100.00	0.00
097-0000-39011	REDEV BD PAYMENT OF PRINCIPAL	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
097-0000-39012	REDEV BD PAYMENT OF INTEREST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
097-0000-39013	REDEV BD PAYING AGENT FEE	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
097-0000-39018	BOND SERVICES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
GROUPING VALUE '30000'S'									
		0.00	0.00	5,917.67	0.00	0.00	(5,917.67)	100.00	0.00
Total Dept 0000									
		0.00	0.00	5,917.67	0.00	0.00	(5,917.67)	100.00	0.00
Fund 097 - REDEVELOPMENT BD & INT- EXEMPT:									
TOTAL EXPENDITURES									
		0.00		5,917.67	0.00	0.00	(5,917.67)	100.00	0.00

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BUDGET MASTER

GL NUMBER	DESCRIPTION	2015 BUDG-AMOUNT ORIGINAL BUDGET	DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED	ACTIVITY FOR MONTH 10/31/2015
Fund 098 - Downtown Redev District ALLOC:								
TOTAL EXPENDITURES		0.00		0.00	0.00	0.00	0.00	0.00

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EXPENDITURE REPORT FOR HIGHLAND
 PERIOD ENDING 10/31/2015
 BUDGET MASTER

GL NUMBER	DESCRIPTION	2015 BUDG-AMOUNT		DISBURSED	PENDING REQUISITIONS	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BGDG USED	ACTIVITY FOR MONTH 10/31/2015
Fund 101 - REDEVELOPMENT BND & INT NON-EXEMPT									
Dept 0000									
GROUPING VALUE '30000'S									
101-0000-39011	REDEV BD PAYMENT OF PRINCIPAL	215,000.00	215,000.00	215,000.00	0.00	0.00	0.00	100.00	0.00
101-0000-39012	REDEV BD PAYMENT OF INTEREST	41,368.00	41,368.00	41,367.50	0.00	0.00	0.50	100.00	0.00
101-0000-39013	REDEV PAYING AGENT FEE	350.00	350.00	0.00	0.00	0.00	350.00	0.00	0.00
GROUPING VALUE '30000'S		256,718.00	256,718.00	256,367.50	0.00	0.00	350.50	99.86	0.00
Total Dept 0000		256,718.00	256,718.00	256,367.50	0.00	0.00	350.50	99.86	0.00
Fund 101 - REDEVELOPMENT BND & INT NON-EXEMPT:									
TOTAL EXPENDITURES		256,718.00	256,718.00	256,367.50	0.00	0.00	350.50	99.86	0.00