

**MEETING MINUTES  
MONTGOMERY COUNTY REDEVELOPMENT COMMISSION  
WEDNESDAY, JULY 8, 2020**

**I. Call to Order and Roll – Chairman Ron Dickerson**

The Montgomery County Redevelopment Commission met on Wednesday, July 8, 2020 via a virtual Zoom meeting.

**In Person:** Commission members Ron Dickerson; John Frey; Gary Booth. Also present, County Administrator Mark Casteel.

**Remote Participants:** Commission member Phil Littell & Howard Rippy. Also participating Attorney Dan Taylor - Taylor, Chadd, Minnette, Schneider & Clutter; Jeff Peters – Peters Municipal Consulting, Lana Beregszazi & Grant Schouweiler – BCS Management, Chris Hamm – HWC Engineering, County Engineer James Peck; Auditor Jennifer Andel; and Wing Lau – American Structurepoint.

**II. Consideration of Minutes – June 10, 2020**

*Mr. Rippy moved to approve the June 10, 2020 minutes as presented.  
Seconded by Mr. Booth. Motion passed 5-0.*

**III. Old Business**

**A. CR3000S & Nucor Road Corridor Study – American Structurepoint**

No action taken. Topic will remain under Old Business.

**IV. New Business**

**A. 2021 Proposed Redevelopment Commission Budget:**

#30030 – Contractual Services - \$225,000;

#30160 – Other Services & Charges - \$400,000;

#47380 – Bond Payment - \$900,000.

Total 2021 Proposed Budget: \$1,525,000

*Mr. Littell moved to approve the 2021 Proposed Budget as presented.  
Seconded by Mr. Booth. Motion passed 5-0.*

**B. Request for Proposal – Montgomery County Redevelopment Commission Marketing & Development Partner**

Grant Schouweiler-BCS Management requested approval to send out RFP's to Marketing & Development Firms. *Mr. Booth moved to approve the request. Seconded by Mr. Rippy. Motion passed 5-0.*

**C. Resolution 2020-2 – A Resolution Transferring Engineering Cost Reimbursement to 2018 Capital Fund**

*Mr. Booth moved to approve Resolution 2020-2 as presented. Seconded by Mr. Rippy. Motion passed 5-0. [{Resolution 2020-2}](#)*

**D. Lochmueller Group Amendment No. 1 to Task Order No. 2 – Intersection Upgrade at Nucor Road & US 136 - \$175,640**

*Mr. Frey moved to approve Amendment No. 1 to Task Order No. 2 as presented in the amount of \$175,640. Seconded by Mr. Littell. Motion passed 5-0. [{Lochmueller Group Amendment No. 1 to Ask Order No. 2}](#)*

**V. Reports**

**A. Legal - Attorney Taylor**

Attorney Taylor reminded the Board that the 2020 Stakeholders meeting needs to be scheduled.

**B. RDC Treasurer – Auditor Jennifer Andel – No report.**

**C. Financial Consultant – Jeff Peters –** Mr. Peters will be updating the quarterly report.

**D. BCS Management – Lana Beregszazi & Grant Schouweiler**

Advised they are continuing to work on the RDC Website edits.

**D. Economic Development – Cheryl Morphew – No report.**

**E. HWC Engineering – Chris Hamm – No report.**

**G. Regional Sewer Board Report –** BCS stated expansion discussions are continuing.

**VI. Approve Claims**

| Date   | Invoice # | Payee                        | Description                                 | Total               |
|--------|-----------|------------------------------|---|---------------------|
| 1-Jul  | 1762      | BCS Management, Inc.         | June Management Services - 26:51            | \$ 2,831.03         |
| 1-Jul  | 1772      | BCS Management, Inc.         | June Website Maintenance - 2:07             | \$ 3,045.10         |
|        |           |                              |   |                     |
| 25-Jun | 128835    | American Structurepoint      | May, 2020 Services                          | \$ 29,543.95        |
|        |           |                              |   |                     |
| 30-Jun | 8441      | TCMS&C                       | RDC Professional Services - June, 2020      | \$ 513.00           |
|        |           |                              |   |                     |
| 1-Jul  | 11168     | Peters Municipal Consultants | June, 2020 Services                         | \$ 1,300.34         |
|        |           |                              |   |                     |
| 1-Jul  | 2020-12   | CRMorphew Consulting         | June, 2020 Services 13.75 hours @ \$125 p/h | \$ 1,718.75         |
|        |           |                              |   |                     |
|        |           |                              | <b>TOTAL CLAIMS</b>                         | <b>\$ 38,952.17</b> |

*Mr. Frey moved to approve claims as presented. Seconded by Mr. Booth. Motion passed 5-0.*

**VII. Adjournment:**

With no other business to come before the Commission, *Mr. Frey moved to adjourn the meeting. Seconded by Mr. Rippy. Motion passed 5-0.*

The meeting adjourned at 1:58 p.m.

Next regularly scheduled meeting will be held on Wednesday, August 12, 2020.

Minutes prepared by Lori Dossett, Commissioners Executive Assistant on behalf of Howard J. Rippey, Jr. RDC Secretary.

Respectfully Submitted,

Howard Rippey, Jr., Secretary

Approved this 12th day of August, 2020.

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Ron Dickerson, President