

# ST. BERNARD COMMUNITY IMPROVEMENT CORPORATION

## June 16, 2019 Meeting Minutes

### Call to Order – President

Meeting was called to order at 6:00pm by President Jonathan Stuchell

### Roll Call – President

President Stuchell called the roll. In attendance: Jonathan Stuchell, Meredith Hughes, Peggy Brickweg, Tom Rolfsen, James Rutherford, Gerry Wiedemann, Amy Yosmali, Joe Brickler.

### Minutes

The minutes for the May 28, 2019 meeting were presented. Tom Rolfsen made a motion to approve the minutes, James Rutherford seconded, all in favor.

### Treasurer's Report – Treasurer

Treasurer's report was presented by Treasurer Bob Culbertson. Current checking balance is \$408,311.39.

### Action Items

1. 4913 Andrew Avenue
  - a. There was some interest from neighboring landowners to purchase the property, in order to extend their backyards. The CIC discussed and decided that's not the highest and best use of the property; the house is in good condition and only needs some cosmetic updates.
  - b. There are some trees and brush to clear – Jonathan will take care of.
  - c. The CIC also discussed whether to require the application process, since this property was not a substantial rehab. Requiring applications may result in fewer, lower quality offers, but more control over what happens.
  - d. Regarding purchase price, the board asked to see comps prior to deciding a purchase price.
2. Board Member Request to Review Franklin Alley Property Sale.
  - a. CIC accommodated Hansraj Bangar and Aneeta Suhag's wish to expand their property and sold them a lot for \$5,000, with no requirements regarding how it would be developed or restrictions on transfer. The Bangars sold it to a neighbor as soon as it was discovered they couldn't build their house there.
  - b. There are no methods of recoupment, but Tom Rolfsen brought it up to ensure the CIC learns going forward.

### Property Review Committee

1. Long John Silvers/ Old Fire Department Update
  - a. There's a title issue – ODOT owns part of the property we'd be looking to develop. Need to set up a call with ODOT to work through solutions
2. Old Police Station Update
  - a. May need to get demo quotes
  - b. Jonathan Stuchell to talk to the owner of the vet clinic that submitted an application for 4509 Vine about the possibility of moving into the Police Station instead
3. 4509 Vine Street
  - a. Need to research the feasibility of putting an accessibility ramp in driveway immediately adjacent to the building
  - b. Only one completed application

### Old Business

1. Shopping Center – Developer requested an extension for 45 days. Meredith Hughes to draft.

### Property Maintenance Updates

1. Roof Repair at Dollar General
2. Weed Removal and Mulch for Vine and Bertus Parking Lot
3. Tree Trimming and Brush Removal at 4913 Andrew

### Open Discussion

1. Term Limits – should be dealt with after election in November, so that the number of elected officials on the Board remains legally sufficient.

### Next Meeting

Next regular meeting will be August 20, 2019 @ 6pm.

### Adjournment

Motion to adjourn made by Joe Brickler, seconded by Gerry Wiedemann, all in favor.