WABASH RIVER REGIONAL DEVELOPMENT AUTHORITY (RDA) BOARD

MEETING MINUTES

January 11, 2024 at 8:30 a.m.

A meeting of the Wabash River Regional Development Authority (RDA) Board was held on the above date and time. Members of the Board and staff participated in the meeting in person at 1125 Wabash Avenue, Terre Haute, IN 47807.

1. **Call to Order**. Chair of the Board, Jon Ford called the meeting to order at 8:30.
2. **Call of the Roll**: Present: Jon Ford (Vigo County), Chair; Chadd Jenkins (Parke County), Jim Exline (Sullivan County); Josh Alsip (Clay County); New Member - Bill Rennels - appointed to the RDA Board as a representative of Vermillion County.
3. **Others Present**: Rachel Leslie, RJL Solutions (consultant); Danielle Isbell, RJL Solutions (consultant); Jonathan Blake, RJL Solutions (consultant); Betsy Peperak, RJL Solutions (consultant/admin); McKenzi Kumpf, RJL Solutions (consultant/admin); Richard Shagley, Wright, Shagley, Lowery (legal representative); Ryan Keller, Thrive West Central (fiscal agent); Beth Tevlin, Wabash Valley Community Foundation; Harvard Students on Mayor Sakbun's transition team.
4. **New Member** – Bill Rennels provided an introduction including experience and expertise. Jon Ford, Chair, requested a motion to approve Bill Rennels (Vermillion County) as a member of the board. Chadd Jenkins moved; Josh Alsip seconded. Motion passed unanimously.
5. **Old Business**
   - 5.1. **Approval of the Board Minutes** – Moved by Josh Alsip; seconded by Chadd Jenkins. Motion passed unanimously.
   - 5.2. **READI 1.0 Project Updates (RJL Solutions)** – $19m has been submitted for compliance. Regional total match is $114,558,142, which exceeds the required minimum by approximately $17.5m. RDA received $20m in READI 1.0; unallocated funds to date include the following: Clinton Housing Project – revised amount was less than allocated; Vincennes University Design & Innovation Studio Project – had $746.00 left and chose not to use it. This results in a total of $6,246 of funds that can be reallocated. The RDA was allowed to take a certain percentage of the overall award towards admin costs and took less than allowed. For that reason, these funds can be reallocated to admin costs without exceeding the threshold allowed. These admin funds can be used to finish READI 1.0 and begin READI 2.0. To date, $3m has been disbursed towards projects, meaning project stakeholders have received those monies.
     - 5.2.1. Requested motion to approve the transfer of $6,246 to the admin portion of READI 1.0 funds: Jim Exline moved; Josh Alsip seconded. Motion passed unanimously.
   - 5.3. **READI 2.0 Update (RJL Solutions)** – Information has been sent to all project stakeholders who were in READI 1.0 as well as others who have shown interest, and conversations have been held with approximately 20 stakeholders.
     - 5.3.1. RJL Solutions prepared a rubric to score READI 2.0 applications for review and feedback. Match explanation: although public entities need 1:1, private/non-profits need 3:1; the region must meet an overall 4:1 match. The most competitive projects will have public/private partnership. RJL Solutions agreed to adjust the rubric to represent the match as 1/3 or 33% of the total project score.
       - 5.3.1.1. Jim moved to make adjustments stated above; Josh Alsip seconded. Motion passed unanimously.
6. **New Business**

6.1. **Regional Plan (Beth Tevlin, Wabash Valley Community Foundation) –** Through the Lilly Endowment's GIFT VIII initiative, the Wabash Valley Community Foundation was successful in securing $80,000 for regional planning efforts. The WVCF would like to work directly with the RDA in developing the regional plan. These regional planning efforts will occur March through December 2024. There is an additional opportunity to submit a concept paper by April 30, 2024, that would give the region up to $7.5m to implement priority projects. Thrive West Central's previous success in the Resilient plan, through an EDA grant, prepared the RDA for this opportunity by providing the original plan used for READI 1.0 submission. The RDA made note to thank Thrive and the WVCF for their collaboration and partnership in improving the region.

6.2. **January IEDC Visit (RJL Solutions) –** This meeting will be held on January 22nd. Day starts with RDA and IEDC. Starting at 9am at the Hub. The RDA Board is required to attend the 9 a.m. meeting with the IEDC and invited to lunch with the IEDC that same day at Terre Haute Brewing. Full day schedule to come.

6.2.1. The Governor recently announced an additional $250m to the READI program that will be earmarked for housing and arts. More information to come from the state regarding these funds, but the state's goal is to align them with the READI 2.0 process.

6.3. **Location for Upcoming Meetings (Jon Ford) –** Looking for a new location potentially the Hub. Scheduled February 8, 2024 meeting, 9 a.m.-3 p.m., at 1125 Wabash Avenue, Terre Haute, IN, to review all READI 2.0 applications submitted to the RDA.

7. **Adjourn –** Josh Alsip moved; Chadd Jenkins seconded. Motion passed unanimously.

Adopted and approved by the Regional Development Authority Board of Managers on this 22 day of July (month) 2024 (year) by roll call vote with the member votes indicated below.

REGIONAL DEVELOPMENT AUTHORITY BOARD OF MANAGERS

Jon Ford, Chair	AYE ✓ NAY	Jim Exline	AYE ✓ NAY
Chadd Jenkins	AYE ✓ NAY	Bill Rennels	AYE ✓ NAY
Josh Alsip	AYE ✓ NAY		

CERTIFICATION

I certify under the penalties of perjury that the foregoing members of the Regional Development Authority Board of Managers were in attendance at the meeting either in person, by electronic or telephonic means and that all votes were taken by roll call observable by the public. I further certify that no final action was taken or other matters discussed at any Executive Session.

Jon Ford, Chair