

NOTICE OF REGULAR MEETING

NOTICE IS HEREBY GIVEN that the
RIVER RIDGE DEVELOPMENT AUTHORITY
will hold a Regular Meeting that is open to the
public on

Monday, December 16, 2024
at 1:00 p.m.

in the River Ridge Development Authority Board
Room, 300 Corporate Drive, Suite 305,
Jeffersonville, Indiana.

The purpose of the meeting is to conduct any
and all business that may come before the
Board.

RIVER RIDGE DEVELOPMENT AUTHORITY

River Ridge Development Authority
Regular Board Meeting
300 Corporate Drive, 3rd Floor, Suite #300, Jeffersonville, IN
December 16, 2024
1:00 P.M.

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| 1. | Call to Order | Dr. Hodges |
| 2. | Roll Call | Dr. Hodges |
| 3. | Meeting Notice Confirmation | Mr. Acy |
| 4. | Minutes – November 18, 2024, Regular Board Meeting Minutes | Dr. Hodges |
| 5. | Chairperson of the Board Comments | Dr. Hodges |
| 6. | Executive Director's Report | Mr. Acy |
| 7. | Engineering & Operations
<i>Other Supporting Staff Reports</i>
<i>No verbal reports will be offered, but questions will be answered</i> | Mr. Hildenbrand |
| 8. | Corporate Strategy & External Affairs | Ms. Chesser |
| 9. | Business Dev & Real Estate | Mr. Staten |
| 10. | Patrol Road Water Main Extension Consultant Contract
Resolution 52-2024 (Mr. Hildenbrand) | <hr/> Board Member |
| 11. | International Drive Water Main Extension Consultant Contract
Resolution 53-2024 (Mr. Hildenbrand) | <hr/> Board Member |
| 12. | Tract 12H Sanitary Sewer Extension Construction Contract
Resolution 54-2024 (Mr. Lauer) | <hr/> Board Member |
| 13. | Tracts 15F and 22F Sanitary Sewer Project Construction Contract
Resolution 55-2024 (Mr. Lauer) | <hr/> Board Member |
| 14. | Heavy Dump Truck with Snow Removal Fit Up Purchase
Resolution 56-2024 (Mr. Vittitow) | <hr/> Board Member |
| 15. | Marketing Vehicle Purchase
Resolution 57-2024 (Mr. Staten) | <hr/> Board Member |
| 16. | Land Donation
Resolution 58-2024 (Ms. Dant Chesser) | <hr/> Board Member |

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|-----|---------------------------------------|-------------|
| 17. | Controller's Report | Ms. Durrett |
| 18. | Attorney's Report | Mr. Fifer |
| 19. | Other Comments (limit 2 minutes each) | |
| 20. | Adjournment | |

**River Ridge Development Authority
Regular Board Meeting Minutes
November 18, 2024**

Call to Order: A regular meeting of the River Ridge Development Authority (RRDA) was called to order at 2:29 p.m. on Monday, November 18, 2024, in the office of River Ridge Development Authority, 300 Corporate Drive, Jeffersonville, Indiana. The meeting was called to order following a properly noticed and convened executive session meeting of the Board.

Roll Call: Present were Board members: Treva Hodges, Ed Meyer, Brian Lenfert, Eric Ballenger, and Tony Bennett.

RRDA staff members present: Jerry Acy, Executive Director; Greg Fifer, General Counsel; Tom Vittitow, Projects and Planning; Michael Caruso, Construction and GIS; Abigail Prewitt, Digital Marketing; Jill Oca, Staff Accountant, Billieann Durrett, Controller; Wendy Dant Chesser, Corporate Strategy and External Affairs; Marc Hildenbrand, Engineering and Operations; Josh Staten, Business Development and Real Estate; and, Renee' Tarpley Wyman, Administration and Special Projects.

Members of the public who attended were as follows: Paul Boone, American Structurepoint; Bob Stein, United Consulting; Bri Roll, Clark Dietz; Bobby Campbell and Steve Marshall, JTL/Prime AE; John Kraft, MAC Construction; John Launius, 1Si; Jack Coffman, Clark County Commissioner; Tyler King, America Place; Seth Winslow, Strand Associates; and Lee Hasken, RLH Real Estate.

Meeting Notice Confirmation: Mr. Acy confirmed that the meeting notices for the November 18, 2024, Regular Board meeting were properly posted.

Approval of Minutes: Dr. Hodges presented meeting minutes for the October 21, 2024, Regular Board meeting for approval. Mr. Ballenger offered a motion to approve the minutes as written, and Dr. Bennett seconded. The minutes were approved by a vote of 4-0, as Mr. Meyer refrained from voting due to his absence during the October meeting.

Chairwoman of the Board Comments: Dr. Hodges had no remarks.

Staff Reports: The Executive Director, Jerry Acy; Chief Directors, Marc Hildenbrand and Wendy Dant Chesser; and, Senior Director, Josh Staten presented. The written staff reports were received into the record of the meeting.

Resolutions were then presented for Board approval. Dr. Hodges was excused from the meeting, and therefore all votes were considered and taken by the four (4) remaining Board members.

Resolution No. 47-2024, a resolution approving the purchase of a maintenance truck, was presented by Mr. Vittitow. Quotes were collected from three vendors with Sternberg Sales & Service submitting a quote to sell a Ford F150 4 x 4 Supercab at \$23,294. Mr. Meyer asked if the truck would be white or silver in color, the answer was white. Mr. Ballenger then offered a motion to approve, Mr. Lenfert seconded, and Resolution No. 47-2024 was approved 4-0.

Resolution No. 48-2024, a resolution approving the award of the Paul Garrett Avenue Water Main Extension Construction Contract, was presented by Mr. Caruso. This contract includes construction of a 12" diameter water main extending approximately 750 feet along Paul Garrett Avenue. Eight bids were received with Riley's

**River Ridge Development Authority
Regular Board Meeting Minutes
November 18, 2024**

Excavating, LLC, providing the most responsible and responsive bid in the amount of \$91,695. Mr. Meyer inquired as to whether Riley's had done work with RRDA previously. The answer was that they had not, but references have been sought and received indicating they are reputable and capable of doing the work. Mr. Lenfert offered a motion to approve, Mr. Ballenger seconded, and Resolution No. 48-2024 was approved 4-0.

Resolution No. 49-2024, a resolution approving the RRCC South Water Main Construction Contract Change Order #1, was presented by Mr. Caruso. This project is a part of the EDA project, for which we receive partial reimbursement. This Change Order is submitted by Infrastructure Systems, Inc., in the amount of \$89,300.86. Mr. Meyer offered a motion to approve, Dr. Bennett seconded, and Resolution 49-2024 was approved 4-0.

Resolution No. 50-2024, a resolution approving the purchase of a new marketing vehicle, was presented by Mr. Staten. This vehicle will be used for site visits, off-site meetings and events, and/or various trips taking groups out to various sites within River Ridge. As our staff has grown, the need for more vehicles within the pool has also grown. Funds have been budgeted for this expense within this year's budget. Six quotes were received from five different dealers, but all were for different vehicles. The lowest quote came in from John Jones GM City in the amount of \$67,874.50 for a 2024 Chevrolet Tahoe. It was requested that this resolution be tabled until further information/quotes for same make/model vehicle(s) could be gathered by Mr. Staten. Dr. Bennett motioned to table the resolutions and Mr. Lenfert seconded, and tabling of Resolution 50-2024 was approved 4-0.

Resolution No. 51-2024, a resolution authorizing negotiations to sell Tract 27A consisting of 172 +/- acres, was presented by Mr. Staten. A potential purchaser has stated desire to purchase this property at \$135,000 per acre, with the ability to negotiate an appropriate site development credit, for the purpose of constructing an industrial facility. Mr. Ballenger offered a motion to approve, Dr. Bennett seconded, and Resolution 51-2024 was approved 4-0.

Controller's Report: Ms. Durrett presented claims for payment in the amount of \$4,219,266.42. Claims will be paid using 2024 BOND funds in the amount of \$1,781,119.46; 2022 BANS funds in the amount of \$158,245.51; and, the remaining \$812,289.27 from TIF funds. Mr. Lenfert offered a motion to approve payment of the claims, Mr. Meyer seconded, and the check register was approved 4-0.

General Counsel's Report: Mr. Fifer had no public report for the regular session.

Adjournment: The floor was opened for questions or comments from the Board, RRDA staff, and the audience. There being no comments, Mr. Lenfert offered a motion to adjourn the meeting, Dr. Bennett seconded, and the Board approved the motion to adjourn the meeting by a vote of 4-0 at 3:13 p.m.

Respectfully submitted:

Brian Lenfert, Secretary/Treasurer

RESOLUTION NO. 52-2024

A RESOLUTION APPROVING THE PATROL ROAD WATER MAIN EXTENSION CONSULTANT CONTRACT

WHEREAS, the River Ridge Development Authority (“RRDA”) is continually working to improve the reliability and increase the capacity of the water system at the River Ridge Commerce Center (“RRCC”); and,

WHEREAS, the RRDA is working on a project to realign Patrol Road from just north of its current intersection with River Ridge Parkway to a new intersection with Paul Garrett Avenue, and the proposed water main will need to follow this same new alignment; and,

WHEREAS, the proposed project includes approximately 2,500 linear feet of 16-inch diameter water main, a pressure reducing valve vault, and a connection to the existing 16-inch diameter water main along the north side of Paul Garrett Avenue that will act as a second interconnection between the north and south pressure zones in the RRCC water system (collectively the “Water Improvements”); and,

WHEREAS, RRDA staff requested a proposal from HWC Engineering, Inc., to perform the consultant services for the scope of work associated with the Water Improvements, including engineering design, permitting, bidding assistance, and construction engineering; and,

WHEREAS, HWC Engineering, Inc. submitted a proposal in the amount of **Thirty-seven Thousand Seven Hundred Fifty and No/100 Dollars (\$37,750.00)** for performance of the work, and the proposal has been reviewed by the staff of the RRDA; and,

WHEREAS, the funding source will be 2024 BANs; and,

WHEREAS, it is the staff recommendation that the proposal as submitted by **HWC Engineering, Inc.**, in the contract amount of **Thirty-seven Thousand Seven Hundred Fifty and No/100 Dollars (\$37,750.00)** is consistent with the effort to complete the scope of services required by RRDA.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE RIVER RIDGE DEVELOPMENT AUTHORITY AS FOLLOWS:

The RRDA Board of Directors concurs with the staff recommendation and authorizes the RRDA Executive Director to execute a contract in the amount of **Thirty-seven Thousand Seven Hundred Fifty and No/100 Dollars (\$37,750.00)** with **HWC Engineering, Inc.**, subject to review and approval of General Counsel, for the Patrol Road Water Main Extension Consultant Contract.

**SO RESOLVED BY AFFIRMATIVE VOTE OF THE BOARD OF DIRECTORS
TAKEN DURING A DULY NOTICED AND CONVENED REGULAR MEETING OF
THE RIVER RIDGE DEVELOPMENT AUTHORITY HELD ON DECEMBER 16, 2024.**

Attest: _____ Dr. Treva Hodges, President

Attest: _____ Brian Lenfert, Secretary/Treasurer

RESOLUTION NO. 53 -2024

A RESOLUTION APPROVING THE INTERNATIONAL DRIVE WATER MAIN EXTENSION CONSULTANT CONTRACT

WHEREAS, the River Ridge Development Authority (“RRDA”) is continually working to improve water system reliability and capacity at the River Ridge Commerce Center (“RRCC”); and,

WHEREAS, the construction of the new 20-inch diameter south water main was recently completed and placed into service; and,

WHEREAS, it has been determined from the hydraulic model of the water system that the 12-inch diameter main between the south boundary of the RRCC and Hilton Drive limits the capacity available from the 20-inch main, and the preferred method to alleviate that issue is to install a new 16-inch diameter main along the route referenced above; and,

WHEREAS, the proposed project includes approximately 6,000 linear feet of 16-inch diameter water main, connection to the existing 20-inch diameter main at the RRCC south boundary, connection to the existing 16-inch diameter main at the intersection of Hilton and International, and two (2) bores under existing roads (collectively the “Water Improvements”); and,

WHEREAS, RRDA staff requested a proposal from HWC Engineering, Inc., to perform the consultant services for the scope of work associated with the Water Improvements, including engineering design, permitting, bidding assistance, and construction engineering; and,

WHEREAS, HWC Engineering, Inc., has submitted a proposal in the amount of **Sixty-eight Thousand Seven Hundred Fifty and No/100 Dollars (\$68,750.00)** for performance of the work, and the proposal has been reviewed by the staff of the RRDA; and,

WHEREAS, the funding source will be 2024 BANs; and,

WHEREAS, it is the staff recommendation that the proposal as submitted by **HWC Engineering, Inc.**, in the contract amount of **Sixty-eight Thousand Seven Hundred Fifty and No/100 Dollars (\$68,750.00)** is consistent with the effort to complete the scope of services required by RRDA.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS
OF THE RIVER RIDGE DEVELOPMENT AUTHORITY AS FOLLOWS:**

The RRDA Board of Directors concurs with the staff recommendation and authorizes the RRDA Executive Director to execute a contract with HWC Engineering, Inc., in the amount of Sixty-eight Thousand Seven Hundred Fifty and No/100 Dollars (\$68,750.00), subject to review and approval of General Counsel, for the International Drive Water Main Extension Consultant Contract.

**SO RESOLVED BY AFFIRMATIVE VOTE OF THE BOARD OF
DIRECTORS TAKEN DURING A DULY NOTICED AND CONVENED REGULAR
MEETING OF THE RIVER RIDGE DEVELOPMENT AUTHORITY HELD ON
DECEMBER 16, 2024.**

Attest: _____ Dr. Treva Hodges, President

Attest: _____ Brian Lenfert, Secretary/Treasurer

RESOLUTION NO. 54-2024

A RESOLUTION APPROVING THE AWARD OF THE TRACT 12H SANITARY SEWER EXTENSION CONSTRUCTION CONTRACT

WHEREAS, the River Ridge Development Authority (“RRDA”) has previously sold an approximately 2.5-acre parcel of land known as Tract 12H (the “Site”) in the Jeffersonville section of the River Ridge Commerce Center (“RRCC”); and,

WHEREAS, the RRDA is contractually obligated to provide sanitary sewer service facilities to the site; and,

WHEREAS, the RRDA staff has managed the development of plans for construction of an 8-inch diameter gravity sanitary sewer main of approximately 280 linear feet extending from the existing 12-inch sanitary sewer main to the site. This project includes an approximate 180 linear foot jack and bore under a mitigation area; and,

WHEREAS, bids were solicited to perform the work in accordance with Indiana law; and,

WHEREAS, the funding source of this project will be 2022 BANs; and,

WHEREAS, six (6) contractors submitted bids for performance of the work, which bids have been reviewed by RRDA staff, and the bid tabulation sheet is attached hereto as Exhibit “A”; and,

WHEREAS, it is the staff recommendation that the most responsible, responsive, and cost-effective bid was submitted by **Cornell Harbison Excavating, Inc.** with a contract amount of **Three Hundred Three Thousand Seven Hundred Seventy-Nine and No/100 Dollars (\$303,779.00).**

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE RIVER RIDGE DEVELOPMENT AUTHORITY AS FOLLOWS:

The RRDA Board of Directors concurs with the staff recommendation and hereby awards the Tract 12H Sanitary Sewer Extension construction contract to **Cornell Harbison Excavating, Inc.** with a contract amount of **Three Hundred Three Thousand Seven Hundred Seventy-Nine and No/100 Dollars (\$303,779.00)** and authorizes the RRDA Executive Director to execute a contract for such work, subject to review and approval of General Counsel.

**SO RESOLVED BY AFFIRMATIVE VOTE OF THE BOARD OF DIRECTORS
TAKEN DURING A DULY NOTICED AND CONVENED REGULAR MEETING OF THE
RIVER RIDGE DEVELOPMENT AUTHORITY HELD ON DECEMBER 16, 2024.**

Attest: _____ Dr. Treva Hodges, President

Attest: _____ Brian Lenfert, Secretary/Treasurer

**RIVER RIDGE COMMERCE CENTER
TRACT 12H SANITARY SEWER EXTENSION
BID TABULATION**

CONTRACTOR	BID PRICE
Cornell Harbison Excavating, Inc.	\$303,779.00
Dan Cristiani Excavating Co., Inc.	\$365,991.58
TRC, LLC	\$467,966.00
Clark Nickles Inc.	\$486,472.49
Excel Excavating, Inc.	\$590,700.00
Temple & Temple Excavating and Paving Inc.	\$598,520.00

RESOLUTION NO. 55-2024

A RESOLUTION APPROVING THE AWARD OF THE TRACTS 15F AND 22F SANITARY SEWER PROJECT CONSTRUCTION CONTRACT

WHEREAS, the River Ridge Development Authority (“RRDA”) has previously sold an approximately 14.5-acre parcel of land known as Tracts 15F in the Jeffersonville section of the River Ridge Commerce Center and an approximately 6.6-acre parcel of land known as Tracts 22F in the Charlestown section of the River Ridge Commerce Center (“RRCC”); and,

WHEREAS, the RRDA is contractually obligated to provide sanitary sewer service facilities to the sites; and,

WHEREAS, the RRDA staff has managed the development of plans for construction of approximately 1,470 linear feet of 8-inch diameter gravity sanitary sewer main, 1,890 linear feet of 2-inch diameter sanitary sewer force main and two (2) small lift stations. These projects will tie into existing sanitary sewer structures that feed into their respective city’s wastewater treatment collection systems; and,

WHEREAS, bids were solicited to perform the work in accordance with Indiana law; and,

WHEREAS, the funding source of this project will be 2024 BANs; and,

WHEREAS, nine (9) contractors submitted bids for performance of the work, which bids have been reviewed by RRDA staff and Strand Associates, and the bid tabulation sheet is attached hereto as Exhibit “A”; and,

WHEREAS, it is the staff recommendation that the most responsible, responsive, and cost-effective bid was submitted by Monroe LLC with a contract amount of Nine Hundred Fifty-Five Thousand Four Hundred and No/100 Dollars (\$955,400.00).

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE RIVER RIDGE DEVELOPMENT AUTHORITY AS FOLLOWS:

The RRDA Board of Directors concurs with the staff recommendation and hereby awards the Tracts 15F and 22F Sanitary Sewer Project construction contract to Monroe LLC with a contract amount of Nine Hundred Fifty-Five Thousand Four Hundred (\$955,400.00) and authorizes the RRDA Executive Director to execute a contract for such work, subject to review and approval of General Counsel.

**SO RESOLVED BY AFFIRMATIVE VOTE OF THE BOARD OF DIRECTORS
TAKEN DURING A DULY NOTICED AND CONVENED REGULAR MEETING OF THE
RIVER RIDGE DEVELOPMENT AUTHORITY HELD ON DECEMBER 16, 2024.**

Attest: _____ Dr. Treva Hodges, President

Attest: _____ Brian Lenfert, Secretary/Treasurer

**RIVER RIDGE COMMERCE CENTER
TRACTS 15F AND 22F SANITARY SEWER PROJECT
BID TABULATION**

CONTRACTOR	BID PRICE
Cornell Harbison Excavating, Inc.	\$995,167.00
Dan Cristiani Excavating Co., Inc.	\$1,433,638.48
Dirt Works Unlimited, LLC	\$1,469,630.00
Excel Excavating, Inc.	\$1,042,090.00
Infrastructure Systems, Inc.	\$2,004,000.00
Kelsey Construction, LLC.	\$979,981.00
Monroe LLC	\$955,400.00
Riley's Excavating LLC	\$1,186,185.00
S&J Excavation and Concrete, LLC	\$1,140,785.00

RESOLUTION NO. 56-2024

A RESOLUTION APPROVING THE PURCHASE OF A HEAVY DUMP TRUCK WITH SNOW REMOVAL FIT-UP

WHEREAS, the RRDA is in need of a heavy dump truck with snow removal fit-up for use in RRCC site and water system maintenance; and,

WHEREAS, the RRDA solicited quotes from vendors that sell heavy dump trucks, and the quotes that have been received are shown on attached **Exhibit "A"**; and,

WHEREAS, Sternberg Sales & Service ("Sternberg") submitted a responsible and responsive quote to sell a used 2022 International MV heavy dump truck with snow removal fit-up at the price of **\$101,639.00**; and,

WHEREAS, the funding source of this purchase will be TIF funds; and,

WHEREAS, staff recommends Board approval for the purchase of the used 2022 International MV heavy dump truck with snow removal fit-up from Sternberg for the price of **\$101,639.00**.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE RIVER RIDGE DEVELOPMENT AUTHORITY AS FOLLOWS:

The RRDA Board concurs with the staff recommendation and hereby approves the purchase of a used 2022 International MV heavy dump truck with snow removal fit-up for the price of **One Hundred One Thousand Six Hundred Thirty-Nine and No/100 Dollars (\$101,639.00)** from **Sternberg Sales & Service** and authorizes the RRDA Executive Director to execute a contract for such purchase, subject to review and approval by General Counsel.

**SO RESOLVED BY AFFIRMATIVE VOTE OF THE BOARD OF DIRECTORS
TAKEN DURING A DULY NOTICED AND CONVENED REGULAR MEETING OF THE
RIVER RIDGE DEVELOPMENT AUTHORITY HELD ON DECEMBER 16, 2024.**

Attest: _____ Dr. Treva E. Hodges, President

Attest: _____ Brian Lenfert, Secretary/Treasurer

Exhibit "A"

RIVER RIDGE COMMERCE CENTER HEAVY DUMP TRUCK W/ SNOW REMOVAL FIT-UP PURCHASE QUOTE TABULATION	
VENDOR	PRICE
Sternberg Sales & Service (International MV-2022 w/105,000 miles)	\$101,639.00
Sternberg Sales & Service (International MV -2022 w/38,000 miles)	\$111,639.00
Sternberg Sales & Service (International MV-2023 w/52,000 miles)	\$123,139.00
IMEL Motor Sales (Freightliner M2-2013 w/154,312 miles)	\$96,500.00
Commercial Truck Trader (International MV-2022 w/190,537 miles)*	\$88,339.00
Commercial Truck Trader (International MV-2021 w/198,499 miles)*	\$81,634.00
Commercial Truck Trader (International MV-2020 w/123,614 miles)*	\$123,639.00

*These box vehicles are not local and will require frame modifications. Costs associated with the frame modifications are unknown at this time and not included in the price.

RESOLUTON NO. 57-2024

A RESOLUTION APPROVING THE PURCHASE OF A VEHICLE

WHEREAS, the River Ridge Development Authority (“RRDA”) is a duly established former military base reuse authority under Ind. Code § 36-7-30, *et seq.*, that is charged with the redevelopment of the River Ridge Commerce Center (“RRCC”); and,

WHEREAS, the RRDA has the responsibility to create developable land to be sold to investors for the purpose of creating economic development and job opportunities; and,

WHEREAS, in accordance with this responsibility, the RRDA is in need of an additional vehicle for use in marketing RRCC due to its recently expanded business development staff; and,

WHEREAS, the staff has solicited four and received two comparable dealership quotes listed on attached Exhibit “A”, the lowest, most responsive, and responsible of which was from Coyle Chevrolet for a 2024 Tahoe LT in the amount of \$62,598, and staff recommends the acceptance of such quote.

NOW, THEREFORE, BE IT RESOLVED BY THE RIVER RIDGE DEVELOPMENT AUTHORITY AS FOLLOWS:

The RRDA Board of Directors concurs with the staff recommendation, approves the purchase of the 2024 Tahoe LT for the sale price of \$62,589 and authorizes the RRDA Executive Director to execute a contract for the purchase of same.

SO RESOLVED BY MAJORITY VOTE OF THE BOARD OF DIRECTORS TAKEN DURING A DULY NOTICED AND CONVENED REGULAR MEETING OF THE RIVER RIDGE DEVELOPMENT AUTHORITY HELD ON DECEMBER 16TH, 2024.

Attest: _____ Dr. Treva Hodges, President

Attest: _____ Brian Lenfert, Secretary/Treasurer

EXHIBIT A
VEHICLE QUOTES

Dealer	Year	Vehicle	Model	Color	Quote
Coyle Chevrolet	2024	Tahoe	LT	Grey	\$62,598.00
Jim O’Neal Ford	2024	Expedition	XLT 4X4	Grey	\$65,349.25

Jeff Wyler Toyota did not have comparable vehicle, they did submit a 2025 Toyota Sequoia Platinum.

Reached out via phone (12/6/24) and by email (12/10/24) to Carraige Ford, did not receive a vehicle bid.

RESOLUTION NO. 58-2024

**A RESOLUTION REPEALING AND REPLACING
RESOLUTION NO. 15-2024 AUTHORIZING THE DONATION AND
CONVEYANCE OF THE AUGMENTED TRACT 16F
TO THE CITY OF JEFFERSONVILLE,
INDIANA, FOR THE CONSTRUCTION AND OPERATION OF A FIRE STATION**

WHEREAS, on April 15, 2024, this Board of Directors (“Board”) of the River Ridge Development Authority (“RRDA”), adopted Resolution No. 15-2024 entitled *A Resolution Repealing and Replacing Resolution No. 36-2017 Authorizing the Donation and Conveyance of Tract 16F to the City of Jeffersonville, Indiana, for the Construction and Operation of a Fire Station*; and,

WHEREAS, the real property referenced in Resolution No. 15-2024 consists of approximately 8.4-acres fronting International Drive as shown on attached **Exhibit A** hereto and on which the City of Jeffersonville had intended to construct and operation a fire and police station; and,

WHEREAS, RRDA recently received a written request from the Chief of the Jeffersonville Fire Department (“Jeffersonville”) for the RRDA to donate and convey a 5.0-acre tract of land located at the southeast corner of the intersection of River Ridge Parkway and Trey Street and designated as Tract 16F as shown on attached **Exhibit B** in lieu of the reserved 8.4-acre tract referenced in Resolution No. 36-2017 for use in construction and operation of a fire station; and,

WHEREAS, Ind. Code § 36-7-30-9(a)(3) authorizes RRDA to sell, lease, or grant interests in all or part of real property acquired from a military base reuse area to other governmental agencies for public purposes on any terms that may be agreed upon; and,

WHEREAS, Ind. Code § 36-7-30-9(a)(23) authorizes RRDA to enter into contracts for providing police, fire protection, and utility services to the military base reuse area; and,

WHEREAS, this Board now adopts this Resolution for purposes of granting Jeffersonville’s request for the donation and conveyance of Tract 16F.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF
THE RIVER RIDGE DEVELOPMENT AUTHORITY AS FOLLOWS:**

General Counsel is authorized to draft a quitclaim deed from RRDA conveying all of RRDA’s right, title, and interest in Tract 16F to the City of Jeffersonville, Indiana, for no consideration, and the Executive Director is authorized to execute and deliver such deed to Jeffersonville; provided, however, that such deed shall contain a reversionary clause in the event that Jeffersonville fails to construct and operate a fire station on such real property within five (5) years following the date of such conveyance unless such date is further extended by written agreement executed by RRDA and Jeffersonville.

RRDA Resolution No. 36-2017 adopted on September 18, 2017, is hereby repealed in its entirety, and RRDA shall subsequently have the right to market and sell the 8.4-acre tract referenced in such Resolution to any other persons or entities in the exercise of its sole discretion.

**SO RESOLVED BY AFFIRMATIVE VOTE OF THE BOARD OF DIRECTORS
TAKEN DURING A DULY NOTICED AND CONVENED REGULAR MEETING OF THE
RIVER RIDGE DEVELOPMENT AUTHORITY HELD ON DECEMBER 16, 2024.**

Attest: _____ Dr. Treva Hodges, President

Attest: _____ Ed Meyer, Secretary/Treasurer



EXHIBIT A



EXHIBIT B