

RESOLUTION NO. 3262

RESOLUTION OF THE SOUTH BEND REDEVELOPMENT COMMISSION SETTING PROCEDURES FOR CONTRACTS FOR PROPERTY RELATED SERVICES

WHEREAS, I.C. 36-7-14-12.2 provides that the Redevelopment Commission may acquire, hold, use, sell, exchange, lease, rent or otherwise dispose of property for the purposes set forth and described in I.C. 36-7-14; and

WHEREAS, the Commissioners have the authority under I.C. 36-7-14-8(c) to adopt such rules and by-laws as they consider necessary for the proper conduct of their proceedings and the carrying out of their duties and the safeguarding of money and property placed in their custody; and

WHEREAS, the Commission enters into contracts, from time to time, with title companies, appraisers, surveyors, and environmental contractors so as to better understand the status of title and condition of real estate in which the Commission has a current or prospective interest to assist it in accomplishing its duties; and

WHEREAS, the Commission wishes to delegate to the staff of the Department of Redevelopment the authority to originate certain contracts with title companies, appraisers, surveyors, and environmental contractors subject to specific conditions and limitations, and subject to ratification by the Commission.

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

1. The following staff members, or their successors ("Staff"), of the South Bend Department of Redevelopment be and hereby are authorized to initiate contracts under this Resolution for services on behalf of the Commission:
 - a. Scott Ford;
 - b. Christian Fielding;
 - c. Brock Zeeb; and
 - d. David Relos.
2. All contracts originated by Staff must be related to property in which the Commission has expressed an interest in acquiring, which the Commission owns, or which the Commission intends to sell, use, exchange, lease or otherwise engage in disposition. Such contract shall be strictly limited to the services identified in paragraph 5 of this Resolution.
3. All such contracts must be approved by the Director of the Department of Redevelopment (the "Director").

4. The contract for services must be made with one of the service providers on the Director's list of approved service providers, as amended from time to time.
5. All such contracts for services originated by Staff must not exceed the following fee schedule:

<u>SERVICE</u>	<u>MAXIMUM FEE</u>
Title Searches and Policies	\$ 200.00 per parcel
Appraisals (Commercial/Industrial)	\$ 3,500.00 per appraisal
Appraisals (Residential)	\$ 1,000.00 per appraisal
Land Surveys	\$ 2,500.00 per survey
Environmental Phase I Surveys	\$ 3,500.00 per survey

6. All such contracts initiated by Staff must be reported to the Commission at its next meeting after initiation of such contract in the format attached to this Resolution as Exhibit A.
7. The authority granted under this Resolution expires on December 31, 2015.
8. This Resolution shall be in full force and effect after its adoption.

ADOPTED at a meeting of the South Bend Redevelopment Commission held on January 2, 2015, at 1308 County-City Building, 227 West Jefferson Boulevard, South Bend, Indiana 46601.

**CITY OF SOUTH BEND,
DEPARTMENT OF REDEVELOPMENT**



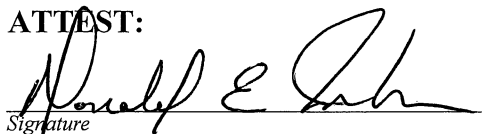
Signature

David A. Varner, Vice-President

Printed Name and Title

South Bend Redevelopment Commission

ATTEST:



Signature

Donald E. Inks, Secretary

Printed Name and Title

South Bend Redevelopment Commission

Exhibit A

SOUTH BEND REDEVELOPMENT COMMISSION

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