



WHITESTOWN REDEVELOPMENT COMMISSION

Meeting
January 14, 2026
7:00 PM

1. OPENING THE MEETING

A. Meeting called to order at 7:00pm

Roll Call:

Mark Pascarella, President	Present
Adam Hess, Vice President	Absent
Michael Garrett III	Present
Cheryl Hancock	Present
Nathan Messer	Present
Jordon Clouser – non-voting member	Absent
Matt Doublestein – non-voting member	Absent

B. Pledge of Allegiance

C. Election of Officers

a. President

Motion: Mark Pascarella opened the floor for the nomination of RDC President. Mark Pascarella was nominated as RDC President **Cheryl Hancock** made a motion to approve Mark Pascarella as President. **Nathan Messer** seconded the motion. Motion **Approved** 4-0

b. Vice President

Motion: Mark Pascarella opened the floor for a nomination of RDC Vice President. Adam Hess was nominated as Vice President. **Mark Pascarella** made a motion to approve Adam Hess as Vice President. **Nathan Messer** seconded the motion. Motion **Approved** 4-0

c. Secretary

Motion: Mark Pascarella opened the floor for the nomination of RDC Secretary. Cheryl Hancock was nominated as RDC Secretary. **Nathan Messer** made a motion to approve Cheryl Hancock as Secretary. **Mark Pascarella** seconded the motion. Motion **Approved** 4-0

2. PRESENTATIONS

A. None

3. APPROVAL OF THE MINUTES

A. Mark Pascarella made a motion of acclamation for the December 15, 2025, Meeting Minutes. December meeting minutes approved as presented by acclamation.

4. UNFINISHED BUSINESS

A. None

5. NEW BUSINESS

A. Approval of Claims

RDC Board Discussion

Nathan Messer – inquired about obtaining a copy of contracts for review for the new board members as well as the RDC year-end report.

Mark Pascarella – there will be an executive session held for the new RDC board members. This meeting will provide the new members with information regarding commitments and contracts, etc. this will allow the new RDC board members to be updated on the previous year's decisions.

Todd Barker – explained the invoice for CR 575 E Program mgmt. & Con Insp invoices.

Motion: Mark Pascarella opened the floor for a motion on the Bose legal claims Invoice 926912 & 930567 **Cheryl Hancock** made a motion to approve the **Bose Claims** as presented, representing the RDC. **Michael Garrett III** seconded the motion. Motion **Approved** 4 -0

RDC Board Discussion - CR 575 E Program mgmt. & Con Insp. Invoice 199713

Todd Barker – provided an explanation of invoice 199713. This invoice is regarding the construction inspection and management for the roadwork for 550 & 575. The design and construction are reviewed by American Structurepoint and the town engineer.

Mark Pascarella – they are working with the town staff as development occurs that the work is being done correctly and guidelines are being followed.

Nathan Messer – asked if these payments are covered by the New City Bond agreement/BOT agreement. Are these reimbursable or is this payment covered by the RDC with no reimbursement?

Steve Unger – RDC is paying above and beyond the economic development agreement that was put in place for the New City Development / Padgett Commons. This is the responsibility of the RDC/Town to make sure the road is being installed and completed as indicated in the commitments by the town.

Motion: Mark Pascarella opened the floor for a motion on the CR 575 E Program mgmt. & Con. insp. Invoice 199713 claims **Nathan Messer** made a motion to approve the **CR 575 E Program mgmt. & Con Insp. Invoice 199713** as presented, representing the RDC. **Cheryl Hancock** seconded the motion. Motion **Approved** 4-0

RDC Board Discussion - CR 550 S / CR 575 E Padgett Commons Reimbursement Application Number 02 and certification letter

Todd Barker – this is a request to be reimbursed from the bond. An application is submitted and reviewed by American Structurepoint and town engineer then to the RDC for approval of payment and then to the trustee to pay to New City Development Partners.

Mark Pascarella – the town controls the proceeds, as to why these invoices are submitted for approval of payment by the RDC.

Steve Unger – a \$30-million-dollar bond was issued and a little over \$23 million is for the BOT of the New City Development Partners road development. There is an additional 7 million. There is a contract with American Structurepoint for road development and that will be paid out of the \$7 million. There is a possibility that some funds could also be reimbursed from the remaining \$7-million dollars in the bond.

Motion: Mark Pascarella opened the floor for a motion on the CR 550 S / CR 575 E Padgett Commons Reimbursement Application Number 02 claims and certification letter **Cheryl Hancock** made a motion to approve the **CR 550 S / CR 575 E Padgett Commons Reimbursement Application Number 02 and certification letter** as presented, representing the RDC. **Nathan Messer** seconded the motion. Motion **Approved** 4-0

6. OTHER BUSINESS

A. None

7. ADJOURN

Motion: Nathan Messer made a motion to adjourn, seconded by **Michael Garrett III**. Motion **Passed** 4-0. Meeting adjourned at 7:16 P.M.

Mark Pascarella, President

Cheryl Hancock, Secretary