**The Town Council of Winona Lake, Indiana held a public hearing on Tuesday, February 23, 2021 at 6:00 p.m. – some attending in person, others by Zoom (video conference).**

COUNCIL MEMBERS PRESENT: Rick Swaim, Dennis Duncan, James Lancaster

COUNCIL MEMBERS PRESENT (ZOOM): Heather James

ABSENT: James Zachary

OTHERS PRESENT: Craig Allebach, Adam Turner

OTHERS PRESENT (ZOOM): Aaron Carl

**Opening –** Rick opened the meeting with prayer and The Pledge of Allegiance.

**Public Hearing on Public-Private Agreement for the Construction, Financing, Operation and Acquisition of Ice Rink and Multi-Purpose Pavilion**

* Craig Allebach, Town Manager talked about the Pavilion will house an ice rink, along with restrooms, maintenance building, in the open field across from the post office. The design of the structure was taken from a rendering of the Billy Sunday Tabernacle. A gas fireplace will be located on the west side of the pavilion. The estimated cost is $6.5 million, the town received $1.5 million from the K21 Health Foundation. The town plans to pay for the balance using TIF money and is relying on community fundraising.
* Adam Turner, Town Attorney explained the Build, Operate and Transfer statute. The town enters into an agreement with a private entity that is responsible for the construction and operation of the project until transferred over to the town. Bids were received in November, WL Ice, LLC was the only bid.
* Rick asked for any comments or questions. Discussion followed.
* The Winona Lake Redevelopment Commission has recommended WL Ice, LLC be awarded a Public-Private Agreement as the developer for the construction, operation, and transfer of an ice rink and multipurpose pavilion under the Build, Design, Operate, and Transfer Statute Indiana Code 5-23 et al. In accordance with Indiana Code 5-23-5-9, a public hearing must be held prior to any adoption by the Town.
* The Council is expecting to vote on the agreement at its 6 p.m. March 16th regular meeting at Town Hall.

**Closed Hearing**

* Rick closed the public hearing.

**Adjournment**

* Rick adjourned the meeting at 6:55 p.m.

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RICK SWAIM DENNIS DUNCAN

PRESIDENT VICE PRESIDENT

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HEATHER JAMES JAMES LANCASTER

COUNCIL MEMBER COUNCIL MEMBER

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JAMES ZACHARY

COUNCIL MEMBER

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KENT ADAMS

CLERK-TREASURER