

Mr. Todisco: Mr. McPhail – yes
Mr. Angle – yes
Mr. Everling – yes
Mr. Kirchoff – yes
Ms. Andres – yes

Plainfield Redevelopment Commission consent agenda and minutes have been approved for 11/02/2020.

Ms. Andres: Great, thank you.

OLD BUSINESS

Ms. Andres: Next on our agenda we have old business; we've got several updates. The first is our downtown projects with Mr. Cook.

Mr. Cook: Thanks, Jennifer. I did include in the packets, update flyers from BS&F on the parking structure, the Government Center and the Performing and Fine Arts Center. I did not have one for the Barlow; my partner in crime, Dave Rainey, was on vacation last week, but he might be able to give any update. I think we're – you know, it looks like they're starting to finish off the lower level units now – just from driving by. I might ask Dave to chime in...

Mr. Rainey: Sure

Mr. Cook: ...on the Barlow.

Mr. Rainey: Yeah, absolutely; thank you Todd. So, probably the most important thing that the Barlow needs to get done right now is the paving. That's probably the most critical item, with the weather coming up the way it is. They've got the east part of the parking lot all paved and ready. They were hoping to get that paved last week, but due to weather, the rain, they were not able to get that done. So, they're hoping to get that in this week, which they should be able to, the weather is going to be good. So, now their next goal after that will be to shift to the west side and get that done, here probably within the next two weeks. They're going to actually change it a little bit; typically, you put your curb in first and then you pave. They're going to go ahead and try to mitigate the risk of not being able to get the paving done; they're going to go ahead and pave the west side of the parking lot here in the next two weeks, and then they're going to cut in the curbs. This will only be the base coat, and then what they're going to do is come back in the spring and do the topcoat, because we're just getting too cold, and per Town standards, and really for all standards, you've just got to have the right temperatures to get that topcoat on. And really, that takes us to Krewson; the improvements to be done right there at the Barlow entrance,

off of Avon Avenue, those improvements, unless we have really good weather here, those improvements may get pushed to the spring. They're going to have to come back and do topcoat anyway, on the parking lot for Barlow, so they can do that then. That being said, of course if the weather cooperates and they have good temperatures and they can get that done, they'll go ahead and make those improvements, but we'll just have to see how the weather is. But as far as the interior, they're coming right along. The fourth floor is really nearly complete. They're almost done painting the final coat on the top floor; all of the flooring is in up there on the fourth floor, finishes, etcetera. As far as the fourth, third, and second floors – nearly all of the door hardware, barn doors are installed. So, they're really making good progress on the fourth, third, and second floors. And then the first floor is probably the one they're catching up on the most. They've got quite a bit of work to do down there but they're progressing pretty steadily on that. I actually talked with the contractor today on site, and they're still holding to their January 20th substantial completion. So, they're tightening up their belts and getting the work done. So, I'm happy to answer any questions with regards to the Barlow.

Mr. Kirchoff: Where are they on leasing?

Mr. Rainey: Well, they've got the – of course Edward Jones, they've got that leased on the retail side. I don't know if they have any other leases established for the other retail spaces. I will get an update on the leasing, as far as how much they're leased up, Mr. Kirchoff, for the residential apartments; I don't have that number.

Mr. Kirchoff: Oh, they already have a commercial tenant leased?

Mr. Rainey: They do have a commercial tenant, yes.

Mr. Kirchoff: Good news

Mr. Cook: Yeah, I think they had been working on that lease with Edward Jones for some time, and it just hit the pause button during COVID.

Mr. Rainey: Yeah, I think they're – I know they've been waiting on getting the Edward Jones work started, but as far as I know, that's still in play and that is still a very perspective lease tenant there.

Mr. Kirchoff: Thanks

Mr. Rainey: Yep

Ms. Andres: Thanks for that update. Any other questions on the Barlow?

(brief pause)

Ms. Andres: Any other updates then, Todd, that you want to go through for downtown?

Mr. Cook: Really, on the parking structure, I think maybe they're just running through some punch list items. Town staff is parking over there; it's working out really well. You know, we fielded some questions from the broker that's representing our retail space; he wanted some further definition on kind of the timing of the Government Center and the Performing Arts Center, because you know, perspective tenants were asking him about there being construction zone across the street. And then I think BF&S did a good job of responding to those questions. I mean, obviously there could be some disruption, but I think we're doing everything that we can to keep it at a minimum. I think we've heard good comments on the parking structure. And then on the new Government Center, we started ripping up the asphalt parking lot that we just put down, some of it. And so, we're underway with the Government Center. I think in my email to everybody, we were looking to have another RDC meeting with regards to the Bond Issuance, on the 16th, in two weeks. And I hadn't heard back from anybody that they couldn't make that meeting; hopefully that works for everybody.

Ms. Andres: Anybody have challenges with that date, that they want to raise with Todd tonight?

Mr. Cook: It'll be a virtual meeting at 5:30. As long as we have a quorum, I think we'll be in good shape. I don't know, Cam, are you on the line?

Mr. Starnes: Yes, I'm joining by phone; apologies, I'm visiting my parents. They're kind of in rural Illinois and their bandwidth typically doesn't support video conferencing very well, so I figured I'd play it safe and just join by phone.

Mr. Cook: Did you have a voicemail from Andy today about the meeting? I just want to make sure that we're still on track for the 16th.

Mr. Starnes: Yeah, I think that's what we've plugged into the timeline now, with the idea that that kind of backs into an issuance date, or Bond closing date of January of 2021, to get that process started. Of course, there's a lot of time periods in there dictated by statute in terms of how it will have to proceed through approvals between the Redevelopment Commission, Redevelopment Authority, and Town Council. So, I think that's the reason for the special meeting, to get that rolling toward a January closing date on the Bonds.

Mr. Cook: Thanks, Cam.

Ms. Andres: Bill, I saw you, it looked like you had a question as to whether or not you could make that date work for your schedule.

Mr. Kirchoff: Yeah, I was thinking it was next week, but I think I'm okay on the 16th.

Ms. Andres: Okay

Mr. Cook: Great

Ms. Andres: Todd, can I just ask – and maybe this is an Andrew question, or I'm not sure who – but you know, when we look at the amount that we're planning to use for the Bond and

construction costs and those types of things, I'm just kind of curious, in terms of the Town – and I'm not quite sure how many people, if you have anyone working from home – did you do any kind of an assessment, just in general, about whether, given how things have kind of operated with COVID, does the Town still plan to move as planned with the Government Center, in terms of the design and expectations for it? Did you guys have any changes just in terms of how things look, and what ultimate plans would be for that site, as kind of a result of how maybe people might be working differently; or do you pretty much have people back full time, working kind of as usual?

Mr. Cook: Andrew, you want to chime in on that one?

Mr. Klinger: Yeah, I can jump in on it. In terms of the Government Center – first of all, most of our folks are back; I mean we certainly do have some folks that are working from home more than they have in the past. And as cases are rising right now, we're looking at having some people move back into a work from home type situation right now. But we anticipate that by the time the Government Center is built, you know, we're hoping we'll have everybody back. There may be some arrangements with some individuals where they may be working from home more, but I don't think it's really going to impact, you know, how we've designed the project. Quite honestly, the impact we're looking at is, we put Development Services on the first floor, in terms of this design, and there's some increase concern now that we've got too many people too close together in that space. And so, if you recall, the design includes a third floor that was really not going to be finished right away; it was really intended to be expansion space. And so, I think one of the things we'll look at as we move forward into construction, is whether we need to move forward with finishing out at least a portion of the third floor, potentially, to accommodate additional staff as we look to maybe kind of spread people out a little bit more. So, we are looking at those things. And then in terms of the, you know, kind of the next phase of the project, the Arts Center – what the Council has done is give a limited notice to proceed on the Government Center, and we are going to engage someone with experience in the industry to give us some analysis on how COVID is impacting the entertainment industry, and what that could mean in terms of the Town's proforma on the Performing Arts Center portion of the project. And so, that decision has kind of been kicked down the road a little bit, but we'll get some more information, some feedback from experts, and the Council will make a decision on that part of it sometime next spring or into next summer. So, in terms of Government Center, it doesn't impact a whole lot. If anything, we're going to end up using more space than what we originally thought we would.

Ms. Andres: Okay, thanks. That's helpful, and it's good that we have that flex space, I guess, built in, to be able to utilize it perhaps sooner than later.

Mr. Kirchoff: Jennifer, I ask a similar question – with COVID-19 and the impact it's had on workspace, have we considered that that workspace should look differently than we had before COVID-19. And so, kind of a subset of your question.

Mr. Klinger: Yeah, and that's exactly what we're looking at, right. The way Development Services was set up, there was a lot of cube spaces that are close to each other, and that's something that

we're probably going to want to avoid in the future. And so, we will look at, one, what do those cubes look like; do we have more of a partition wall between cubes so that people have more of a barrier between them and their neighbors? But then the other part of that is really, just potentially looking at, like I said, building out additional space on the third floor and just simply moving some people into a different space and spreading people out a little bit more. So, yeah, that's exactly what's kind of factoring into this.

Ms. Andres: Thanks; any other questions or discussions for people on the Town Hall project?

(brief pause)

Ms. Andres: Seeing none, Todd, any other updates on downtown?

Mr. Cook: I think that's all I have at the moment.

Ms. Andres: Okay, next we'll go on to CDC updates with Mr. Starnes.

Mr. Starnes: Yes, again, just joining you, my disembodied voice. I think the President of the CDC Board, Bill Kirchoff, circulated some financial information from the CDC accountant earlier today, just to distribute that. And I'm sure that the Board and I would be happy to field any questions about that, as people have time to review and analyze. I know the CDC and the RDC have talked some about the Stanley fertilizer property on the north end of downtown, and we continue to work with the family there about a potential acquisition to reposition that place for redevelopment, given that it's sort of in need of some – well, some clearance of blight initially, but some potential assistance, in terms of future environmental remediation to position that place for redevelopment. I think it's become a target of the CDC, to have a proposal, sort of an initial operating proforma rate feedback, from Denison on the parking structure, so the Board will be discussing it at its meeting this week, on Thursday afternoon. And I think, as we indicated in a prior update, the equipment for parking access control has been ordered and will be installed pursuant to procurement that Denison ran on the Town and the CDC's behalf. So, we think that will be in November, so we'll be sure to keep you updated as that equipment comes in and gets installed. And again, we're working in the rate side and the policy around the use of the structure, hours and the cost of that, with Denison's assistance, which has been – I think they're a valuable to date. So, that will, it should coincide with the completion of the remaining punch list items remaining on the structure itself. And I know Town staff is already utilizing the garage, or at least some of them, and that has gone pretty smoothly in terms of access and being across the street, I believe. So, it will be important to have that parking adjacent as the Government Center construction initiates, of course. Other than that, if there are any questions about CDC matters, I'm happy to take those.

Ms. Andres: I think we did get the financials, and I know I didn't have a chance to look at them yet. Thank you for sending those over Bill. So, we can all take a look at them and if we have questions, we can reach out to you. Any other questions about CDC?

Mr. Kirchoff: Jennifer, I might just jump in here really quickly. We started a series of meetings to look at our cash flow for the rest of this year because CDC has been handed some expenditures that we did not anticipate in our original request to the RDC. So, we started looking at 2020 to finish out the year, and then also begin to estimate what our cash needs are going to be for 2021. And out of those conversations I can tell you, we've already gone to a bank and talked about some alternate financing solutions for us, because again, our expenditures are already exceeding what you allocated to us. So, we'll hopefully have something done here in the next month or so, so that we can meet our obligations. But like I say, we were handed some expenditures to cover that were not in our original request. So, we're trying to find a way to make that all – get covered before the end of the year.

Ms. Andres: Great; well, if you need any insight or further discussion on those, happy to participate, and I assume we're looking – I don't know if those are more operational or management related, or just property related, in terms of purchases that we've made but...

Mr. Kirchoff: Yeah, there were more projects and acquisitions, some things happened this year that we didn't anticipate. And then again, we thought we needed to put a better cash flow projection together for next year.

Ms. Andres: Sure

Mr. Kirchoff: Some of the properties that we've purchased are becoming vacant and we have plans to get them leased within the first quarter of next year, which will help our cash flow.

Ms. Andres: That's great.

Mr. Kirchoff: I just wanted to let the RDC know that we're working on that and hope to have something in the next 45 days.

Ms. Andres: Perfect; thanks, Bill. Moving on then with Mr. Rainey and MADE@Plainfield.

Mr. Rainey: All right, thank you. First of all, as far as schedule, we remain on schedule which is good. So, July 2021 is hopefully the substantial completion date, and it all looks to be good on that path. As far as project updates; so, on the west – we have two entrances, the east and west entrance – the east entrance has always been open; the west entrance, for quite a while, has not been open; it was excavated out. We had utilities that were really high; those have been lowered. So, we've coordinated with AT&T and Duke and all those utilities, and those have been lowered. That is now being prepped; it's actually been backfilled with stone and prepped for asphalt, so they've been using that. They're prepping the east entrance now, so both of those entrances are going to get paved tomorrow, which is good, as far as entry in and out. And then as well, tomorrow too, the loading dock apron is also being prepped and will be, the concrete for that will be placed tomorrow. As far as access, while I was gone, I did understand that we had some substantial rain over last week, and evidently some contractors had left the site and drug some mud out into Reeves Road. I talked with the contractor today and I understand that that was cleaned up very quickly, and we continue to work with the contractor, that if that ever occurs

again, that they will continue to get that cleaned up immediately. So, hopefully as we continue to get the site – that’s why we paved, to try to mitigate some of that mess that happened to Reeves Road. Just as far as some other quick updates, as far as inside, MEP is proceeding; HVAC duct is being installed, roof drains, fire suppression system. The copper plumbing is all being installed as well. They actually have completed and painted the CMU electrical and mechanical rooms on the west side of the building. So, those structures have been placed and painted and are ready for switch gear and mechanical gear to be installed. Rooftop units – the curbs have been placed. So, here within the next couple of weeks, we should have the rooftop units placed. And as far as the roofing, they have actually started placing some coverboard; the roofer has started there. All of the material is on site and on the roof. One note that I wanted to make – so, Skillman, in their contract, they have a group called Technical Assurance, which is a third party inspection group that monitors and inspects the installation of the roof throughout the entire process. So, it’s a great way to mitigate any issues in a warranty period. So, it’s just a nice thing that doesn’t always happen on every project, but we have that on our project and it’s in there. So, framing on the interior: one of the stairs is installed; the second looks like it’s going to be installed here within the next week and a half or so. And then interior framing is also pursuing, so we also have some studs going up on the interior walls, as well as door frames. And if you’ve been by there recently, you’ll see that the exterior framing is now all completed, as far as the framing on the southwest and the north walls, and they’re coming around on the east wall now. And the façade, as far as the sheeting, is completed as far as the south and the west exterior. So, they’re continuing to make their way around. A lot happened while I was on vacation, so that’s – it’s all good news and a lot of good progress. And as far as, I know concerns that some of the Commissioners had as far as COVID and how that impacts MADE and the partners there; our partners are actually very excited for MADE because a lot of the classes that they have and that they’re putting at MADE, are all technical lab type classes. So, for Ivy Tech you have medical assisting, and some information technology classes that require people to be in the classroom. So, same thing with Vincennes and the warehouse lab logistics industrial maintenance, etcetera. So, they’re very excited for MADE to come in, and as far as impact to their programming, we’re actually having discussions with all of the partners, with Ivy Tech and Vincennes specifically, about potentially even expanding some of their programs. So, those conversations continue and per the division of MADE, will continue even well after the project is substantially completed. I’m happy to answer any questions you might have with regard to MADE.

Ms. Andres: Well, we appreciate that thoughtfulness and that update; it was a good one. So, thank you for providing that, and for addressing concerns that we know are going to continuing as we address some of that COVID stuff in our workforce needs.

Mr. Rainey: Sure

Ms. Andres: So, it’s going to be a great project. Any other questions or comments on MADE?

(brief pause)

Ms. Andres: Seeing none, then we will move on to our Prewitt Theater update with Mr. Rawlinson.

Mr. Rawlinson: Yep, thank you. So, Todd and I are going to be out there on Wednesday taking somebody else through. And then there's a couple different developments that are coming up that I think I'll have more information on for the next presentation. Todd, I don't know how far along we are on some of these, but I know there's two projects that we're going to be talking to, and that we're hoping to have something by December; that was the latest update I got. So, we'll know more on Wednesday, I think.

Ms. Andres: Great, anything, Todd, that you want to add to that?

Mr. Cook: (inaudible)

Ms. Andres: You're on mute

Mr. Cook: I hate that. I thought maybe Lance was going to jump in there.

Mr. Angle: Well, I can. Also, I was hoping that Andrew had a chance to meet with you regarding Prewitt Theater. We had talked the other day – we had a local developer/operator inquiry that we've been communicating with that's also got some other buildings in downtown Plainfield that he has some interest in. As everybody knows, timing is of the essence when it comes to deals. And so, I was hoping Andrew had an opportunity to communicate that we'd like to start putting some parameters and timelines around presentations; what we're looking for, so the RDC has some affirmative information to be able to start making some decisions on moving forward with a developer agreement, so that some of these groups who are interested can start feeling more confident in spending hard dollars to develop construction proformas, and frankly, for the RDC and the Town to start figuring out how much infrastructure could potentially be needed for the type of use that RDC and the Town would like to see developed.

Mr. Klinger: Yeah Lance, this is Andrew. So, we did have a conversation earlier today, Todd and I did, with Marlon; Jim was not part of that conversation, so I don't know if Marlon's had a chance to bring him up to speed yet. But, we did talk about exactly what you just said, right, we want to lay out a framework, for by which those parties who are interested in submitting a proposal can get that submitted to us here, probably in the next three weeks. I don't know if we've got a timeline yet, but we would like to get it in front of the Commission for the December Redevelopment Commission meeting. And so, we'll give the interested parties probably, roughly, three weeks or so to get a proposal in so that we can receive those and get those distributed out to the Redevelopment Commission in time for that meeting in December. And then what we'll be looking for is some directions – just to refresh everyone's memory, you know, we did put out a formal RFP but we did not receive any responses, and so after kind of a 30-day waiting period, I believe, it is my understanding, that we are free to really engage any party that we want to, in terms of a deal with this particular property. Now what's happened is we've got multiple interested parties, so now we're trying to figure out what is the process by which we use a party that we actually want to work with. So, that's what we're putting together; we're asking all of them to submit proposals. It's not going to be a full-blown RFP, but kind of RFP "light". We just want to make sure that we're getting the right information from each interested party. We may, we had some discussion this morning, and it may be up to the Commission whether you want to

do this or not, but potentially have them come in at the December meeting and make a short, you know, 2-5 minute pitch for what they want to do. And then again, staff will be looking to the RDC for some direction on which proposal you want us to, you know, really start carrying the ball there, and try to get it into a developer agreement.

Mr. Angle: I do like the idea of presentation, however I would like to see Veridus go ahead and put the parameters together for the "light" RFP, or summary RFP response, and then allow the RDC to review that, and then potentially, you know, invite someone to come do a presentation. Because at this point we've already submitted the RFP, got zero response, fulfilled all of our legal obligations as it relates to the public announcing and that kind of stuff, so I think at this point we need to put a timeline together, get Veridus to get some scope for that "light" RFP, and then give us an opportunity to review that before inviting folks to come and do presentations and that kind of stuff. That'd be my take, I'm just one person though.

Ms. Andres: I mean, I think that makes sense too. The only thing also, just to keep in mind, is that we are pushing the holiday season where there's somewhat limited capacity, in terms of focus and other things year end, that people have to get accomplished as well, just in terms of making sure that if we have an internal timeline that we're trying to meet and getting a decision in terms of the next use, if it needs to be year end, and if not, if it can go into next year, and just what that looks like.

Mr. McPhail: Jennifer...

Mr. Kirchoff: if worse comes to worse we can always.... Go ahead Kent.

Mr. McPhail: I might make a couple comments. You know, I've been involved with this thing for too many years, I think, but I really believe we're going to have to decide if we're willing to give a little more money on this if we want somebody to come in and redevelop it. It's very costly and I know, you know, the things that have to be done. I'm sure that a normal investor is not going to be able to make it work, I don't believe. I think there's probably some opportunity, if there's the right project out there, that there might be some grant money that we could go after.

Mr. Angle: And Todd, it's my understanding that we've got some numbers on estimates that engineers have put together for us, on some development work for that building; correct?

Mr. Cook: I don't think that we have numbers like that.

Mr. Angle: Okay

Mr. Cook: I know Ratio's done a study prior, and I don't know if there was a redevelopment budget that was part of that. I know that, you know, we did some remediation there, but aside from that, I haven't seen any numbers.

Mr. Angle: Okay

Mr. Klinger: Yeah, I think that we, you know, we had Ratio and some others look at it just to give us an idea of what types of work would have to be done. I mean, we know there's some issues with the roof that needs to be addressed, but I'm not sure that we ever went to that next step of attaching an estimated budget number to that. So, I would agree with Todd, I don't recall ever seeing any actual budget numbers associated with that.

Mr. Angle: Okay

Mr. Klinger: But that's something that we could probably look at. And I will say, from a staff perspective, Kent, I think we tend to agree that there's probably going to be some additional level of incentive that will be necessary to really make this project work, and make it sustainable.

Ms. Andres: I guess that some of that might be use specific, so depending on what the expected use would be, would determine how much additional work would have to be done. So, I'm wondering, again, just in how you're drafting the RFP, RFP "light" that you're drafting, just whether we can make some determination from the information we can gather from that, to help form those opinions. I think that would be helpful because depending on what all of these varying uses potentially could be, I would assume that the varying costs of that would vary based on what expected usage would be.

Mr. McPhail: Well, I do believe that that 2019 report from Ratio, they had Brant Construction put together some budget numbers on some of that work. So, there are some numbers that were estimates in 2019.

Mr. Angle: So, Andrew, are there any questions that the RDC needs to answer, or do we feel like we've got good direction for Veridus?

Mr. Klinger: Well, I'll defer to Jim, but I do think we have a pretty good direction on what we need to put together in terms of process. And you know, what Kent just said, we'll have to do a little digging and see if there were some numbers there associated with some of those projects because that might help inform the thinking as well. But I think, I do think Jennifer is exactly right, and that's kind of the issue that I have at a staff level, is we need to have an idea of what types of uses and what – you know, in terms of these interested parties, who do you want us to be working with. Because that will, in some way, determine what that deal looks like, because we are seeing some very different uses being proposed, I think. But yeah, I'll defer to Jim really quick – and again, I know our conversation was with Marlon this afternoon, so I don't know if you guys caught up or not, but do you feel good about where we need to go with this?

Mr. Rawlinson: Yeah, and we talked briefly. I think he was going to jump on later, but yeah, I think Todd and I were planning on touching base on Wednesday anyway, so we'll get all caught up. I think – we're definitely willing to help you guys make the decision that's best for the Town.

Ms. Andres: So, I guess, you know, additional feedback would be, you know, trying to have people come in and do presentations at the December meeting might be a bit rushed. But certainly, if

we feel like we need to do something by year end, we could maybe do a special meeting, or hold it for the January meeting as well, just in terms of timing and how quickly we can get things out.

Mr. Klinger: Yeah, I think the best approach is we'll get the information to you in preparation for the December meeting and, you know, in that meeting I think you can make a decision about whether you want someone to come in and present further, or maybe you'll have enough information without that. So, let's get that first step taken care of and then we can save presentations for another meeting, if that's what the Commission wants to do.

Ms. Andres: Sounds great, thank you.

Mr. Kirchoff: My only comment is, this is one that's been, as Kent indicated, he's worked on it for a long time, and if we have some real interest, I think we ought to be working on ways to make it happen.

Mr. Angle: Bill, I echo your sentiments – time kills all deals. You've got to stay on it, you've got to keep working with these interested parties, and we've got some interested parties right now.

Mr. Kirchoff: Yeah, particularly if they're valid, you know, if they're valid proposals which we would consider, let's find a way to make it happen.

Mr. Angle: And I'm more than willing to help; so, Andrew and Jim, if something comes up and you need my assistance, by all means let me know.

Mr. Klinger: Thank you

Ms. Andres: Well, great discussion everybody. Next, we have the Drinkard Property update. I see Marlon's name on it, but I don't see him online.

Mr. Rawlinson: Yeah, like I said, he talked to me before the call, so I'll jump in here too as well. They met with two developers, working on refining their responses to the proposals, and they'll have an update for the next meeting.

Ms. Andres: Okay, great.

NEW BUISNESS

Ms. Andres: I think that's all that we have under old business and I don't see anything else under new business or our other sections. Do we have any open items that people need to raise this evening?

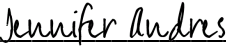
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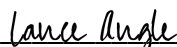
WISHES TO BE HEARD

Ms. Andres: Seeing none, I also don't see anyone from the general public that would wish to be heard, so I think we're good there.

ADJOURNMENT

Ms. Andres: Our next meeting then, we have set for Monday, December 7th at 5:30 p.m., which I presume at this point, will be virtual as well. So, with that, we are adjourned for the evening. Thank you all for your participation tonight, have a great night.

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Jennifer Andres, President

DocuSigned by:

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Lance Angle, Secretary