

# THE CITY-COUNTY OBSERVER

A Non-Partisan Publication Dedicated To The Reporting Of Your Local Government At Work  
Serving Posey, Vanderburgh & Warrick Counties & Their Communities

JULY 16, 2009

VOLUME II, ISSUE 12

## ACCESS DENIED: EVANSVILLE BROWNSFIELD CORP.

*By Jamie Grabert, Publisher*

The buzzword at the beginning of 2009 was transparency. Recent weeks have proven it simply was a word, or ideology not truly based in reality.

In looking into the recent push by the city of Evansville to create Economic Revitalization Areas and TIF Districts as asked by our readers, we noticed much of this business was conducted by the Evansville Redevelopment Commission. We also discovered that much of the business conducted went before the Evansville Brownsfields Corporation. We noticed this entity, which has a board appointed by the mayor and city council and utilizes employees from the Department of Metropolitan Development, has received millions in state, federal and local money and property seized from tax liens and the like.

For months, the staff of the City-County Observer has tried to find out when Evansville Brownsfields Corp. meetings will be held and obtain minutes of previous meetings. Numerous phone calls were made to Carolyn Rusk, who is the Brownsfields Coordinator, to find out dates and times of meetings. One response to a request said they would need to contact their attorney. Other calls ended in no response.

As a result, a formal, written records request was hand-carried to the offices of the Dept. of Metropolitan Development on May 13, 2009 at 2:40 p.m. The formal complaint asked for "Brownsfields meeting minutes from January 2007 through April 2009 (including drafts of said meetings)." We asked to have those minutes emailed to us.

A few days later, we received a letter from the DMD acknowledging our request. According to state law, they are provide notice of the request. They are also to provide the requested information within a "reasonable

amount of time." According to the Indiana Public Access Office, 30 days is reasonable for in-depth records, but for meeting minutes, those requesting information should expect their request to be fulfilled within a couple of days. To date, we have not been given access to the minutes.

On May 15, 2009 we faxed a formal complaint to the state public access counselor's office. Prior to filing the complaint, we called the PAC in Indianapolis to see if a formal written complaint was warranted.

During the call, we stated the following as our explanation to why we would be filing the complaint:

~We obtained a copy of Evansville Brownsfields tax return filed 2008 (as a non-profit 401-C) to find out that Carolyn Rusk (Brownsfields Coordinator for the DMD); Tom Barnett (Director of the DMD); and Connie Robinson (Fourth Ward City Councilwoman) are directors, as are four others from the private sector.

~The Evansville Brownsfields Corp. meetings are held in the Council Chambers of the Civic Center.

~The Brownsfields contract makes them subject to audits.

~They receive money (hundreds of thousands of dollars) from state and federal agencies.

~They are given property by the DMD that has been seized; they often receive these properties at no cost.

~Evansville Brownsfields makes decisions on how these properties are used and who gets to raze, build or revitalize the properties.

~To our knowledge, bids are not advertised or taken for demolition or construction.

~In previous reports from the local news media, it has been stated that Evansville Brownsfields Corp. is the non-profit corporation of the DMD.

~We noted that we were simply asking for admission

*continued on page 5*

# Mayor to Ask for Reinstatement of 2009 Local Homestead Tax Credit

(EVANSVILLE, IN) – Following discussions with the Department of Local Government Finance (DLGF), Mayor Jonathan Weinzapfel plans to ask for reinstatement of the 2009 Local Homestead Tax Credit. This will require approval by both the City and County Councils.

“Since the decision was made by a bi-partisan group of city and county officials in 2008 not to extend the Local Homestead Tax Credit for 2009, the country has entered into the worst recession in several generations. As a result, folks in our community are hurting,” said Mayor Jonathan Weinzapfel.

On July 1st, Mayor Weinzapfel announced that he would ask the City Council to reinstate the full 8% Local Homestead Tax Credit for 2010. City Council unanimously passed that resolution last night.

“After deciding to reinstate the Credit for 2010, I began asking whether we could reinstate it for 2009 to help people hurt by the current recession by putting more money in their pockets. The initial response was that it could not be done. Subsequently, we talked to the DLGF who told

us that they will work with the State Board of Accounts if we decide to pursue reinstatement of the 2009 Homestead Credit, and with our blessing, the DLGF will rule in a manner that would benefit taxpayers on this matter,” said Mayor Jonathan Weinzapfel.

The City is able to consider the reinstatement of the 2009 Credit due to substantial savings in operations that we did not anticipate in 2008 and have realized this year. Those savings include the finalization of a new contract with AMR which will remove the City’s subsidy of \$1.3 million annually for ambulance service. We were also recently notified that Evansville will save \$289,700 on our road salt purchase for 2009. Last year, the City paid \$118 a ton due to an extreme salt shortage. As the result of joining a statewide bid, we will pay \$60 for a ton of salt in 2009- a 49% reduction in cost.

Earlier this year, Mayor Weinzapfel announced the elimination of 12 positions at an annual savings of \$553,226. The City of Evansville and Vanderburgh County also entered into a joint purchasing agreement with the EVSC which allows us to leverage our needs to negotiate lower costs. The City has already realized savings from this partnership.

We will need to work with the DLGF to determine exactly what legal steps will need to be taken to reinstate the 2009 Local Homestead Tax Credit. The City will also examine what methods we can pursue to refund the credit to taxpayers.



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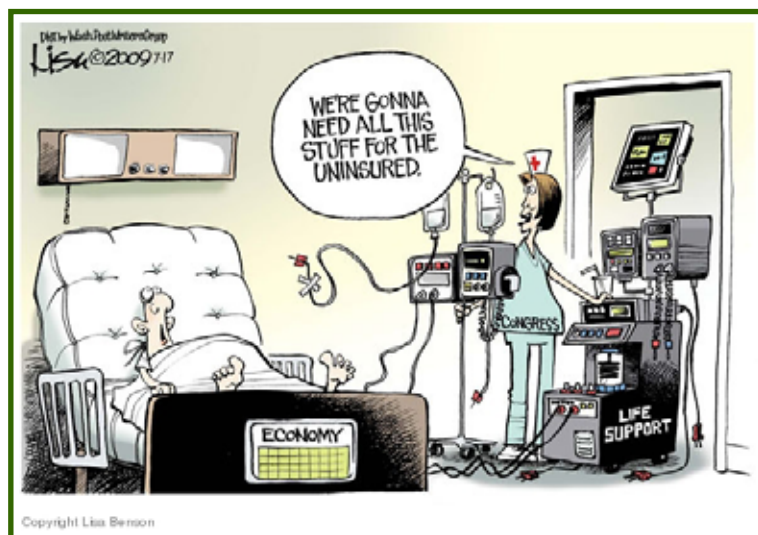
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# Local Troops Return Home

*By Don Counts, Staff Writer*

Four Army troops were welcomed home by their families, friends, the Patriot Guard and Rolling Thunder at Evansville Regional Airport. The four troops are Staff Sergeant Kelly Yardy, Specialist Shelly Yardy, Specialist Stevan Scales and Specialist Nickolas Wilay.

They are serving with the Indiana 384th Military Police Company. The 384th left Indiana in January for a year in the sand-box. The 384th is comprised of troops from around the state with Headquarters in Bloomington, but most of their members are from the Evansville area and this group is returning for their two weeks leave.

The Patriot Guard staged at the Marriott Hotel, Highway 41 in Evansville, rear parking lot. They were then escorted by the Sheriff's department to the airport where a Flag Line was held on the concourse to welcome the troops home.

None of the troops knew of the reception that awaited them. The Patriot Guard then escorted the troops and their families,



who wanted to eat, to O'Charley's Restaurant. The troops received a free meal compliments of O'Charley's.

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# An explanation of TIF

By Fred Whitman, CPA  
OVERVIEW

Tax Increment Financing, commonly known as TIF, is a method of financing public improvements utilizing property tax proceeds from the increased surrounding property values and related tax assessments. First used in the State of California in the early 1950's for the redevelopment of blighted areas, TIFs have become increasingly popular over the last 25 years or so as cities and states struggled to find funding for public improvements without increasing taxes.

## IMPLEMENTATION

To implement TIF, a "TIF district" is designated, which is a geographic area benefiting from the public improvements. Property tax assessments are frozen at the time development begins. Bonds are issued, with the bond proceeds used to pay for the public improvements. The improvements raise property values and spur additional private investment within the TIF district, with the resulting increased property assessments and property tax revenue used to pay the bond debt service.

## ADVANTAGES

The obvious advantage to TIF is the self-financing of public improvements or redevelopment without increasing property or other taxes. In the same way a businesses will finance plant and equipment with the increased revenue from the new acquisition, TIF provides local governments a similar financing method.

An additional advantage in the State of Indiana, since a TIF project does not involve the use of current property tax revenue, the project is exempt from Indiana state law requiring voter referendums for public improvement projects exceeding certain amounts.

## POTENTIAL DISADVANTAGES

The most significant disadvantage to TIF is that all increases in property tax assessments within the TIF district for the usually the next twenty years or so are assumed to result from the public improvements, and the related increased revenues do not go into the general fund. Some incremental increases in property values and assessments could be the result of independent market forces, demographics, or inflation. And if assessments increase over time in surrounding areas to meet general operating requirements while the TIF district assessments is frozen at a point in time, surrounding areas are actually carrying an increased burden of operating expenses and related tax increases than would occur without the TIF district.

Another potential disadvantage is that TIF may simply shift private investment from one area of the community to the TIF district. Say a TIF project results in new retail shops and restaurants. Are these shops and restaurants a net addition to the community, or would they have located elsewhere in the community? Or, worse yet, did they relocate from another area of community? In these scenarios, there is no real gain community wide, yet a portion of the property taxes paid by the private businesses are captured by the TIF district.

## CONCLUSION

Tax increment financing is a valuable public financing method allowing self financing of public improvements. As with any type of financing, though, there are areas of concern and potential pitfalls which should be carefully considered.



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# — THE CITY-COUNTY OBSERVER —

## NEWS

### Evansville Brownsfields Corp. from page 1

to meetings, not access to private discussions over property acquisition or pending legal matters.

After providing the above information, we were encouraged to file the complaint.

On May 29, 2009, Brownsfields Attorney Bradley Salmon responded to the state's inquiry with a letter. This letter states that Evansville Brownsfields Corp. is a non-profit organization and is, therefore, not a public agency.

On June 2, 2009, we received a letter from the state that noted that because Evansville Brownsfields is not subject to a required State Board of Accounts audit, they are not sub-

ject to the Open Door Laws. Heather Neal, Public Access Counselor, said that it is her opinion, "the Corporation is not a public agency." She said the decision was based on a previous complaint Perry County Development Corporation v. Kempf as the basis for decision.

They did state that we may need to look at which portion of the Open Door Law we are citing, so we are now working with the State Attorney General's Office to better understand the law and where to go next.

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# The Mystery of Sonia Sotomayor



By  
**Kathleen  
Parker**  
*Washington Post  
Writers Group*

WASHINGTON -- Doubtless thousands of other women's ears perked up when Sen. Charles Schumer, introducing Sonia Sotomayor at Monday's confirmation hearing, mentioned the Latina jurist's girlhood affection for Nancy Drew books.

The smart, plucky girl-detective was a role model for many women who recognized themselves in Nancy -- including Hillary Clinton, Oprah, Sandra Day O'Connor and Laura Bush, to name a few.

Add yours truly to the list.

My father introduced to me to Nancy Drew when I was in the fifth grade. He and I sat side by side on the living room couch to read the first book together, taking turns to read aloud. Thus began my long love affair with reading, encouraged by the fact that television viewing wasn't allowed on weekdays and that book reading was the only exemption from hard labor, aka "chores."

By the end of the school year, I had completed the entire collection, a victory of art over temperament. I often became so excited by plot twists I couldn't sit still and would run laps through the downstairs rooms until I regained enough calm to focus on another paragraph.

Nancy Drew was a natural fit for me. She and I both were raised primarily by

our lawyer-fathers. Both of our mothers had died when we were 3. Favorite titles corresponded to my own experience (the early rumblings of empathy?) and home, names such as "The Mystery at the Moss-Covered Mansion," "The Hidden Staircase," "The Secret in the Old Attic."

We didn't live in a mansion, but our house was old and spooky -- a Spanish colonial revival-style stucco situated among moss-draped oaks, with a tile roof and a curious cupola perched over the living room, a broad front porch with a stone balustrade, and a secret staircase adjacent to my room that led to a cavernous cedar closet in which dwelled an evil spirit. Or so I was convinced.

How clever were the writers of these books, who understood the secret yearnings of little girls in love with mystery and hidden things. Other words sprinkled among the titles were baited fields to the ripe imagination -- phantom, ghost, witch, haunted, mysterious, charm. It didn't hurt that Nancy Drew had a spiffy roadster and could throw on a summer frock faster than you could say "hiya."

Nancy could do anything, and a generation of girls who lived vicariously through her heroic adventures assumed they could, too. But Nancy didn't so much inspire as reflect girls' blossoming self-image and the spirit of the times. Thus, girls as diverse as Oprah, Sotomayor and a certain WASP from down South could see themselves in the same absurdly talented, teenage sleuth.

The importance of this identification with an accomplished member of one's own sex can't be overestimated. The same applies to boys as well, but that is a subject for a separate column. Actu-

ally, I wrote a book -- "Save the Males."

But when Sotomayor and I were girls, there were few girl-oriented books and fewer female professional role models. On my weekly visit to the public library, I checked out as many women's biographies as I could find, searching for someone with whom I could identify.

These recollections are recounted for the single purpose of illustrating that we are all products of our life experiences. The empathy I feel for motherless children is boundless. My understanding of the world having grown up a minority in an all-male household, feeling outside the mainstream of whole families, is different than those who had both a mother and a father.

And though I never requested nor wanted special consideration, my sense of the world as I navigated the testosterone-rich environment of America's old newsrooms as one of relatively few women is not the same as that of my male counterparts.

If I were a judge, I would bring to the bench all those experiences and the accumulated wisdom derived from them. I do not think that would make me a less-fair or less-objective jurist than the men on either side of me. I am certain, however, that my intellectual makeup does not exist independently of the emotions that helped form me.

As a Latina from a Bronx housing project reared by a single mother, Sotomayor knows things the other justices on the Supreme Court can't possibly know. She may be the wrong choice for other reasons, but not because she recognizes that the law, properly applied, requires both brains and heart.

If it were otherwise, a robot would do.

# — THE CITY-COUNTY OBSERVER —

## EDITORIAL

# IS IT TRUE?

### *2009 BEST OF THE BEST IN VANDERBURGH, WARRICK, POSEY COUNTIES*

**THE “BEST OF THE BEST” IN VANDERBURGH, WARRICK AND POSEY COUNTIES THE BEST MAYOR?**  
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DR. PAUL PERRY – WARRICK CO., NOVA CONNORS – WARRICK CO.

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ERIC ELLSPERMAN – WARRICK,

**THE BEST STATE REPRESENTATIVES?**  
SUSAN CROUCH, DISTRICT 78.

**THE MOST RESPECTED ELECTED COUNTY OFFICE HOLDERS?**  
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ERIC WILLIAMS, SHERIFF OF VANDERBURGH COUNTY.  
SUSAN KIRK, COUNTY CLERK OF VANDERBURGH COUNTY.  
MARTHA BREEZE, RECORDER OF POSEY COUNTY.  
SHANNON WEISHEIT - TREASURER OF WARRICK

**THE BEST APPOINTED BOARD MEMBERS IN THE AREA?**  
PAM GUTHRIE, EVANSVILLE PRESERVATION COMMISSION.  
FRANK DAUGAL, VANDERBURGH COUNTY, ABC COMMISSION.

**THE MOST EFFECTIVE APPOINTED DEPARTMENT HEAD IN AREA?**  
JOE BALLARD, SOLID WASTE, VANDERBURGH CO. DAVE RECTOR, BUILDING AUTHORITY, VANDERBURGH CO.  
CHUCK GRAY, WATER DEPT, POSEY CO.

**THE APPOINTED OR ELECTED OFFICIALS THAT ARE THE MOST TRUSTED RESPECTED, DEPENDABLE, LIKABLE AND EFFECTIVE OFFICIALS?**  
ERIC WILLIAMS, VANDERBURGH COUNTY SHERIFF.  
HONORABLE - CARL A. HELT, VANDERBURGH COUNTY CIRCUIT COURT JUDGE. SUPERIOR COURT – HONORABLE

–BRETT NIEMEIER, HONORABLE –MARGARET LLOYD, HONORABLE – WAYNE TROCKMAN, MARTHA BREEZE, RECORDER, POSEY CO., ANNIE GROVES, VANDERBURGH CO. CORNOR, CRISTI WOLFE, CITY CLERK-TREASURER, MT.VERNON WARRICK SUPERIOR COURT - HONORABLE - ROBERT AYLSWORTH

**THE MOST EFFECTIVE POLITICAL ACTIVISTS IN THE REGION**  
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**CITY – COUNTY EMPLOYEE OF THE YEAR**  
CRAIG BLESSINGER

## The City-County Observer Mission Statement

The primary focus of this online publication will be built upon the foundation of honesty, trust, and strong principles of journalistic integrity. Our mission will be to give out readers the answers to vital, often complex information they need to live safer and more enriched lives. This publication shall be non-partisan with consistent and objective reporting. We will not only report and inform our readers about political events, but we will seek out and provide insight into the not-so-apparent political issues, which help shape our lives. In essence our publication will be built on the cornerstone of service and trust to the taxpayers and citizens of Posey, Vanderburgh and Warrick Counties. While we strive to educate and inform, we shall serve as a community watchdog by sounding the alarm whenever our citizens rights are in danger of being violated by our elected and appointed officials.

# PICTURE PERFECT

*By Judge James Redwine*

My friend and neighbor, Steve Burris, observed that instead of having a swimming pool people should consider simply having a large picture of a pool. His reasoning was that hardly anyone actually gets into a pool. People slather themselves with sun block then set out in the sun on deck chairs around pools. They glint at the sunlight and sip iced drinks to cool themselves as they stare at the unused pool.

Steve's prescient approach would save all the money it costs to build a new pool, and endless hours of labor maintaining the pool. I wish I had heeded his sage advice instead of succumbing to Peg's honey-coated plea for a "simple, inexpensive WalMart special". Alas, as with many of life's hard lessons, I had to learn from my own experience, not profit from someone else's wisdom.

You may recall, if you even read last week's Gavel Gamut, that Peg conned me into setting up an \$800.00, above ground pool. She had read all the advertising about how quick and easy the whole process would be. Just find a level place, follow the few simple instructions, fill with water and be swimming in an hour, "or so".

The first prerequisite should have brought a halt to the whole endeavor. We live in a 107 year old barn that my

friend, Dan Funk, fashioned into a really cool home. But Dan would be the first to tell you, "There ain't no level place at JPeg Ranch".

Then there was the little matter of Peg and me trying to hold up the sides of the pool while we fumbled with the super structure. Poles, cross-pieces, pins and vinyl were an amazing amalgam of incomprehensibility until our neighbors across the road tired of the entertainment we were providing and came to our rescue.

Chuck, Bonnie and Alex Minnette were the most organized work crew one could wish for. Chuck helped with the frame, Alex laid out the parts and Bonnie assisted with the assembled pins. Most importantly, when I discovered that the crawlspace under the deck was not adaptable to my body type, Alex slinked his lithe frame into an area that only our cats and numerous critters could navigate and plugged in the filter motor.

Yes, my friends, Peg now has her long sought pool. Not in time for July 4, 2009 as hoped, but at least before Labor Day when we will have to close the whole thing down for the winter.

On the other hand, the pool has already accumulated enough flies, horse flies, mosquitoes, Japanese Beetles,

water spiders, gnats and other assorted creatures to make an entomologist absolutely giddy.

As for me, I am going to download a digital photo of Peg's pool onto Peg's television and gaze at it in high definition as I sit in our air conditioned barn and sip a cool drink.

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Gavel Gamuts!



# — THE CITY-COUNTY OBSERVER —

## LETTERS TO THE EDITOR

**These letters and notes have been received the last two weeks. They arrived via email. We would like to thank those of you who have been submitting tips and emails.**

I attended the Tea Party at the Civic Center on the 4th of July. WOW! Madam Publisher, 'Your America' is like the America that we all need and demand. What an outstanding speech and message during the time of celebrating our nation's birth. Love your newspaper and you make me proud to be an American again.

J.T., Evansville.

Go girl! Who said women don't have the balls of a golden Buddha? Absolutely overwhelmed by your breaking story on the Local Homestead Tax Credit on June 11, 2009. This article put the good ole boys in line, but also have them on the run. Who said woman shouldn't be in journalism? Me and my feminist friends love this paper.

Susan L., Newburgh.

Never thought I would see our Mr. GQ, self assured, elitist, and self serving Mayor apologize for his unacceptable backroom decision concerning our Local Homestead Tax Credit.

R. Brooks, Evansville.

A bunch of our friends celebrating the 4th of July and the subject of The City-County Observer came up concerning the secret political deals regarding the arena, annexations, and tax credits. Let me tell ya, we are happy to be living in Posey County because

you make our Politian's looks good.

M. Smith, Posey County.

The old saying, "don't mess with Texas", could apply to the West Side Annexations group. Just ask the Mayor.

Rob, West Sider.

Driving past the Civic Center, on my way to the Farmers Market, and saw a herd of people holding umbrellas with signs. I was so curious, I pulled over and parked my car in order to see what was going on. I'm a liberal democrat and caught myself in agreeing with some of the Tea Party participants. Not only was I soaked when I left, I felt patriotic.

S. Ball, Newburgh.

When a friend finally talked me into going to the Tea Party event in Evansville, I respectively declined. My opinion of the type of people that would attend such events was as follows: far right conservative, pro life, ridged and overly religious. Glad I went, because I was overwhelmed by the diverse group of people who attended this event. This group was a melting pot of true patriots.

Sarah B., Chandler.

What's the qualifications of being one of your 'Moles'?

Richard S., Evansville.

When is the City-County Observer going to be a daily publication? Can't get enough of your news!

Laura H., Mt. Vernon.

I love your political cartoons by Dan Kisner and Lisa Benson. Like the colored and printable format. Need more Posey and Warrick County news. Enjoy reading the USI and UE news, your week on area high school sports in the news. Love the price you charge for your publication. Need to write more about happenings in County Government. On a scale of 1-10, I give your publication a 6. You need to have more positive news about the political happenings of your marketing area

L. Barkley, Boonville.

Either I'm crazy or your crazy, or we're both crazy. You must be nuts to have the guts to take on the establishment like you do, with this publication. The people of the plant I work in are becoming crazy like me because I have to print out 5 copies every week to hand out to co-workers, because they are also crazy about your paper. Attached is a list 5 people who's interested in advertising with your paper. Please do not list the names online.

B Carol, Vanderburgh County.



# Downtown Arena and New Hotel Announced

(EVANSVILLE, IN)- Mayor Jonathan Weinzapfel is pleased to announce an economic development agreement in principal which will locate the new downtown arena on a portion of the Executive Inn property and a municipal parking lot at the corner of Martin Luther King Jr., Boulevard and Locust Street. Adjacent to the arena will be a new 250-room hotel developed by Browning Investments.

“A new arena and a new hotel will provide a tremendous boost to our entire City. Not only will these facilities speed up our revitalization efforts and attract new economic development, but they will create hundreds of new jobs for area residents,” said Mayor Jonathan Weinzapfel. “We have found a great partner in Browning. We welcome their investment in Evansville and the future of our community.”

Browning Investments has an agreement in principal with Mutual Hospitality, Inc., which has owned the Executive Inn since January. Browning will raze the portion of the Executive Inn property that occupies the site of the future arena including the 6th Street hotel tower, the pool area and the atrium. Demolition work will begin in mid-August 2009.

The boundaries of the arena area will be Main, Walnut and Sixth Streets and Martin Luther King, Jr. Blvd. The arena’s “front door” will be on Main Street, which will encourage further development of retail, dining, entertainment, and residential opportunities along the Main Street corridor. The arena, which is estimated to cost approximately \$95 million to build, is scheduled to open in the fall of 2011.

“The orientation of the arena toward Main Street made possible by this configuration is even better than the recommended site at Fifth and Walnut streets. The arena will be a perfect complement to The Centre, greatly increasing our ability to host conventions and other large events. This location is also closer to more public parking with three City garages within blocks of the new arena and the ‘back 40’ lot just one block away,” said Mayor Jonathan Weinzapfel.

The existing Executive Inn hotel tower which faces Walnut Street will be redeveloped into a new hotel by Browning with an investment estimated at approximately \$25-\$30 million. No brand has been chosen, but Browning says the hotel is likely to be a three-star nationally recognized brand. There will be a new pedestrian bridge which connects the hotel to the arena in addition to the existing bridge linking the hotel to The Centre.

The agreement between the City and Browning will provide



for the purchase of the property needed for the arena. It will also provide for capital improvements to the hotel and the adjoining loading dock area, which is necessary for the hotel to qualify for a national brand. The payment for the arena site and financial support for the hotel and loading dock area will cost the City a total of \$10 million plus the cost of demolition of a portion of the Executive Inn.

The Evansville Convention and Visitors Bureau is working with the Executive Inn, The Centre staff and Arena Project Director John J. Kish to help relocate events that have been scheduled to take place in the Executive Inn that will be displaced by the construction.

The arena funding plan is comprised only of downtown TIF (tax increment financing) revenues, gaming receipts and the Food and Beverage Tax. Property taxes will not be increased to build the arena. None of the funds used to finance the arena’s construction can be used for wages or benefits for City employees.

The next steps will include proposed action by the City Council to authorize continued funding for the arena project. The Vanderburgh County Council will also be asked to approve the use of the Food and Beverage Tax proceeds to help pay for the arena.

Indianapolis-based Browning Investments, Inc. has more than 30 years of experience in acquisition, ownership, development, construction, leasing, management, and disposition of investment real estate properties.

Information about the arena is posted at [www.evansvillearenaproject.com](http://www.evansvillearenaproject.com)



## Letter from the Mayor regarding the new arena

*Publisher's Note: The following text was sent to the City-County Observer by one of our many moles. This email document was created by Mayor Jonathan Weinzapfel and was verified as original by an IT specialist. The text of the email is seemingly to help gain support for the new arena, which was said to have been a "done deal" before the email was ever sent. We are printing the contents of the message in its entirety and without any additions or omissions.*

April 30, 2009

Thank you for writing a letter to the editor of the Evansville Courier & Press to express your views about the proposed construction of a new multi-purpose arena in Downtown Evansville. Your views are important to me and gathering as much information and feedback as possible has been a critical concern from the beginning of this process.

I formed the Roberts Stadium Advisory Board – with members representing the business community, city and county governments, neighborhood organizations, community activists, the University of Evansville, and the University of Southern Indiana – to work closely with professional consultants and make recommendations to the City. In addition, we invited public comment at each of the 13 Roberts Stadium Advisory Board meetings that were held over the past two years, and citizens have been encouraged to voice their opinions at any time through the City of Evansville Website and by contacting my office.

I would like to mention a few key points about this proposed project:

**Renovating Roberts Stadium:** The Gateway Group, an independent, professional consultant, has determined that the City will have to spend up to \$17 million over the next three to five years just to keep Roberts Stadium open. To correct a number of deficiencies identified by The Gateway Group – including concourses and aisles that are too narrow, seats that are too small, not enough restrooms and restrooms not being up to code, and, most importantly, the fact that the facility is not in compliance with the Americans with Disabilities Act – would cost approximately \$40 million. To also address major structural problems – such as rigging that isn't strong enough to support the weight of many groups' equipment, a floor that is not regulation size, and insufficient loading docks and marshalling areas – would cost the City an estimated \$90 million.

**Building a New Facility at the Current Site:** If we build a new facility similar to the one we have scoped for Downtown at the current Roberts Stadium site, we could not take advantage of the Downtown Tax Increment Financing (TIF) district and would have to increase property taxes by about \$60 million.

**Roberts Stadium Advisory Board Recommendation:** The Rob-

erts Stadium Advisory Board put in a great deal of time and effort, and considered an extensive amount of public feedback, before recommending that the City build a new 11,000-seat multi-purpose arena in Downtown Evansville. Specifically, the Advisory Board recommended the site between Sixth St., Walnut St., Fourth St., and Locust St. Though this is less than the 12,116 permanent and retractable seats at Roberts Stadium, it would actually include more "sellable" seats for many types of events. For example, even with seats added to the floor, a maximum of between 7,100 and 9,000 tickets can be sold for concerts at Roberts Stadium, depending on the configuration and how many "compromised view" seats are sold. On the other hand, more than 10,000 seats will be available for an end stage concert at the proposed arena, and more than 12,000 seats will be available for a center stage event. Overall, the enhanced seating arrangement will allow the City to attract new and larger sporting events, concerts and other events.

**Traffic Flow and Access:** At Roberts Stadium, all traffic must funnel into and out of the parking lot at two points: Lloyd Expressway at Vann Ave. and Boeke Rd. at E. Franklin St. By contrast, traffic can access Downtown Evansville and the recommended site from many directions: Lloyd Expressway, Walnut St., Lincoln Ave., Washington Ave., Riverside Dr., Fulton Ave., North Main St., etc. Several planned changes to the Downtown traffic flow – such as changing most one-way streets to two-way streets, reversing the direction of traffic on Main St., and enabling left-hand turns onto and off of Riverside Dr. at Main St. and Walnut St. – will ease traffic issues even further.

**Parking:** Roberts Stadium has approximately 3,500 parking spaces, and it can take up to five minutes to walk from the Stadium to the outer edges of the parking lot. Within a five-minute walk of what would be the main entrance to the proposed arena if built at the recommended site, there are 5,296 parking spaces in City-owned parking garages, private parking garages and surface lots. More than 1,900 of these parking spaces are within one block of the proposed site. This includes the City-owned garage on Locust St. between Fourth St. and Fifth St. (378 spaces); the City garage on Third St. between Walnut St. and Locust St. (619); the private garage at the Executive Inn (600); and 318 spaces in surface lots along Locust St. Factor in on-street parking, and this number increases even more. Combined with the fact that disability parking would be designated and regular parking will be dispersed among several parking areas, getting to and from a Downtown arena should not pose any undue problems for guests.

# — THE CITY-COUNTY OBSERVER —

## NEWS-EXCLUSIVE

### Mayor's arena letter continued

**Public Safety:** An analysis of crime statistics from Downtown and all other sectors of town reveals that most types of violent and/or serious crime – including arson, burglary, homicide, murder, robbery, shoplifting, and vandalism – occur less frequently Downtown than they do in other parts of the City. As the number of people who live and work Downtown continues to increase and the “neighborhood” atmosphere of the area grows, the safety level is expected to improve even more.

**Anticipated Costs:** Hunt Construction Group anticipates hard construction costs for an 11,000-seat arena in the proposed location to be \$90 – \$95 million. Factoring in site-related costs, soft costs, and a construction reserve, total project costs are anticipated to fall in the \$117 – \$127 million range.

**Job Creation:** An economic impact study commissioned by the Evansville Regional Business Committee estimated that construction alone would create 670 jobs. Local contractors will be utilized when feasible for all phases of this project from architecture and engineering through construction. Hunt Construction Group, for instance, will hold community outreach meetings to inform the community about the availability of contracts and opportunities to be involved in the project. These meetings will be promoted through local media, professional organizations and other outlets. Once the arena is completed, another 530 jobs will be created at and as a result of the arena.

**Funding/Financing:** Property taxes will not be increased to build a new multi-purpose arena in Downtown Evansville. Funds will come from TIF revenues, gaming receipts and food and beverage taxes. The financing plan prepared by London Witte calls for 75% of project costs (about \$91 million) to be funded by proceeds from long-term debt in the form of a series of bonds to be issued in late 2009. Payments on the bonds would begin in 2012. The financing plan calls for the other 25% (\$31 million) to be covered by cash on hand or to be collected during the three years prior to initiation of debt service payments. The financing plan also includes coverage on the debt service of approximately 150%, which will vary slightly from year to year. This means that for every dollar of debt, we will have roughly \$1.50 in revenue to cover that debt. In estimating future revenues, London Witte did not take into account any growth in the downtown TIF even though it will certainly increase in assessed value. They also did not take into account any possible secondary methods of financing including naming rights, suite sales, the sale of Roberts Stadium or the property on which it sits, the innkeepers' tax or an auto rental tax.

**Not Sacrificing City Services:** Funds from TIF revenues, gaming receipts and food and beverage taxes cannot, by law, be used for City operating costs such as employee salaries and benefits. The financing plan does not touch the allocation of revenue for existing capital projects. For instance, riverboat proceeds are used to fund nearly \$5 million in capital projects annually. London Witte set aside that \$5 million before determining what is available for debt service. Based on the conservative funding plan, we will be able to pay for an arena

without increasing property taxes and still have plenty left over to continue investing in other development projects throughout the City.

**Not a Controlled Project:** “Controlled Projects” – those that are funded through a general property tax levy – are subject to the petition/remonstrance process, and controlled projects that meet a certain threshold are subject to the referendum process. Because this arena project will use TIF revenues, gaming receipts and food and beverage taxes, it is not subject to the law requiring a referendum. Furthermore, the City is prohibited from placing an issue on the ballot unless it is expressly authorized by statute.

**Timing and the Economy:** Investments like this are exactly what President Obama and Congressional leaders are pushing for at the national level to stimulate the economy. Economists, financial advisors and construction industry representatives are among those who say that this is precisely the time to invest in projects such as this. The fact that increased competition is driving down construction service costs, material costs have leveled off or decreased, there are more government tax and investment incentives, and local people need the work are among the reasons this is a great time to build. The EVSC is already seeing that this is true on the local level, with the renovation of Cedar Hall Elementary School coming in 2% under budget. Waiting to proceed with the arena project would mean that any benefits we would see – including hundreds of new jobs and tens of millions of dollars being pumped into our local economy – would be delayed at a time when we need exactly this kind of stimulus to benefit our entire community. Plus, if we waited, the feasibility study would be rendered out of date, and we would likely have to embark on another study to look at market conditions.

**Roberts Stadium Property:** If the City proceeds with plans to build a new arena Downtown, Roberts Stadium will not be left to become a vacant eyesore. Though it is obviously premature to start drawing up any plans for that site, its location in close proximity to many community recreational amenities is sure to spur some creative, innovative thinking with regard to land use possibilities.

Again, thank you for expressing your thoughts about the City's plans to create community pride, improve our quality of life, attract more prestigious and visible events, put hundreds of people to work, and support greater economic development opportunities in our community by building a new arena Downtown without raising property taxes. Please know that the City will continue to consider the best interests of taxpayers and our City as a whole, both now and in the future, as decisions are made regarding an arena to serve our community.

Sincerely,

Jonathan Weinzapfel  
Mayor





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EDUCATION

# EVSC Student Wins at National Business Competition

Competing against the best business students from across the United States can be stressful for some students, but Caitlin Spear, a 2009 graduate of Harrison High School, kept her cool and won first place in the Human Resource Management category at this year's National Business Professionals of America (BPA) contest, held in June in Dallas, Texas.

Spear is one of 26 students who qualified to compete at the national competition in her category and one of seven from the Evansville Vanderburgh School Corporation who competed. In her category, Spear was given a human resource management scenario. Scenarios vary, but might deal with office situations, workplace issues, legal matters and more. Each participant had 30 minutes to develop a five to seven minute presentation related to solving the scenario.

Spear's first scenario was presented as follows: An employee was provided a company car to be used for company business. However, the employee decided to use it for personal reasons, ran a stop sign and had an accident. In the scenario, the car was damaged and the other driver was injured. Spear had to explain to a panel of judges how the company would handle the incident.

The second scenario involved an altercation between two

employees in the copy room, which damaged the copier. Injuries were also sustained during the altercation.

In each presentation, Spear took great lengths to ensure company policies and procedures were followed by consulting the human resource manual. She then provided actions that were supported by the manual and suggested how to prevent the occurrences from happening again. Spear also touched on all potential outcomes that may have arisen from the two scenarios, including internal and external public relations.

Spear has been a member of BPA since freshman year. In her freshman and sophomore years, Spear placed first in the regional competition. As a junior, Spear placed first in the regional and state competition and advanced to the national competition.

In the fall, Spear will be attending Indiana University with plans to major in science with a minor in business.

Other EVSC students who competed at the national competition included Jordan Brown, Cody Cosby, Matt France and Tall Jennings from North who competed in the Network Design Team category. The team placed fifth at the competition. In addition, Matt France, placed 11th in Cisco Systems Administration.



# UE to Offer Free Tuition to Military Veterans

## Public hearing on tuition will be on July 20

The University of Evansville is throwing open its doors to all veterans of America's armed forces, offering a free education to anyone with 36 months of active service since 9/11.

The program is part of the nation's new GI Bill, through which the federal government will pay tuition and fees for veterans based on the amount of time they have served since 9/11. The law caps the government's contribution at the total in-state tuition and fees for the state's most expensive institution (in Indiana, this is Indiana University, whose tuition was \$8,231 in 2008/09); however, through the government's new Yellow Ribbon GI Education Enhancement Program, the government also will match, dollar-for-dollar, any contribution made by an individual college or university to a veteran's education.

As a participant in the Yellow Ribbon program, the University of Evansville has pledged a \$9,555 scholarship for any veteran who has served at least 36 months active duty since 9/11. That, coupled with the government's match and the funds from the GI Bill, creates a free educational opportunity for any veteran who qualifies.

Veterans who have served less than 36 months active duty since 9/11 will receive pro-rated financial assistance from UE and the government, based on their amount of time active.

"The University of Evansville is proud to offer the opportunity for a free education to all of the men and women who have so bravely served our great nation," said Thomas Bear, UE vice-president for enrollment services. "These are individuals who willingly and knowingly put themselves in harm's way in order to protect our nation and the freedoms we enjoy every day; now that many of them are returning home, there is no question that each and every one has earned the right to a quality education that will set them on whatever course they seek for the rest of their lives."

The financial awards available through the GI Bill and Yellow Ribbon program also are available for the family members of qualifying veterans. Thus, if a veteran wishes to use this award to pay his or her child's way through college, or to split it between themselves and their children (or even to split it among multiple children), the law allows them to do so.

As part of the program, the University of Evansville has energized its veterans' assistance programs by creating an Office of Veterans Affairs. The VA coordinator will be responsible for reaching out to veterans and providing on-campus support organizations.

These expanded GI Bill benefits were championed by Sen. Jim Webb (D-Va.), who introduced the initial legislation. The "yellow ribbon" provisions were added at the behest of Sen. John Warner (R-Va.). The final measure also includes provisions sought by the Bush Administration to permit service members to transfer education benefits to family members.

The University of Southern Indiana will conduct a public hearing at 10 a.m. on Monday, July 20, 2009, to solicit public comment on proposed tuition and mandatory fees for the 2009-2010 and 2010-2011 academic years.

The public hearing will take place in Forum II of the Wright Administration Building. The hearing is free and open to USI students and anyone who wants to attend.

Under Indiana law, each state educational institution is required to set tuition and fees for a two-year period following the adoption of the state biennial budget, and to hold a public hearing before the adoption of any proposed rate increases.

The University proposes that tuition for a full-time, in-state, undergraduate student be set at \$5,334 in 2009-2010, an increase of approximately \$255. In 2010-2011, tuition would be set at \$5,600, an increase of approximately \$266.

USI President Linda L. M. Bennett said the increases are expected to meet on-going operational and maintenance expenses.



# — THE CITY-COUNTY OBSERVER —

## FOR YOUR INFORMATION

### Posey County Community Foundation accepting Grant Proposals To Benefit Women and Girls in Posey County

Posey County, Indiana – The Women's Fund of Posey County is about strong, caring, and focused women determined to make a difference in the lives of our community's women and girls. At its heart, the Women's Fund is about women helping women.

The Women's Fund is used to make yearly grants supporting a variety of resources serving women of all ages, such as programs that prevent domestic violence, secure family-supporting jobs, promote health and education and perhaps most importantly, develop confidence. Last year, the fund awarded grants to support after-school programs for girls at West/Hedges Elementary schools; to purchase resources to instruct parents on the proper way to care for their sick children; to conduct four fiber arts classes at the New Harmony Gallery of Contemporary Art; to support Tai Chi classes offered through the Posey County Council on Aging; to purchase materials to be used by Willow Tree of Posey County in community outreach projects; for Posey County Steps Ahead Council to purchase ten portable beds; and for St. Peter's United Methodist Church to offer classes that will teach single mothers about meal planning, food preparation, and proper food storage.

The Foundation is pleased to announce that it is accepting grant proposals from nonprofit organizations serving Posey County which will support the Women's Fund mission: to give opportunity, encouragement, knowledge and hope to our community's women and girls. Proposals are sought for charitable projects and activities that address needs and opportunities in health, human services, arts and culture, education, community development, and other areas that would improve the quality of life for women and girls in Posey County.

Only those agencies or organizations which are tax exempt under sections 501 (c) (3) and 509 (a) of the Internal Revenue Code are eligible to apply for approximately \$5,000 available to grant. Multiple grants will be awarded from the total amount. Proposals must be postmarked or delivered to the Foundation office in the Old National Bank Building at 402 Main Street, in Mt. Vernon by 4:30 pm

on July 28, 2009. Funding guidelines and proposal instructions may be obtained at the Foundation office or by visiting our website at [www.poseycommunityfoundation.org](http://www.poseycommunityfoundation.org).

If you would like more information on the Women's Fund of Posey County or any of our seventy funds at the Foundation, please call Julie Eickhoff, Foundation Director, at 812.838.0288 or visit our website at [www.poseycommunityfoundation.org](http://www.poseycommunityfoundation.org). If you would like to make a contribution, make a check payable to the Posey County Community Foundation and mail it to PO Box 746, Mt. Vernon, IN 47620. Include a note indicating you would like your contribution to be credited to the Women's Fund of Posey County or any of the other funds within the Foundation.

The Posey County Community Foundation, a member of the Community Foundation Alliance, Inc., is a nonprofit public charity established in 1992 to serve donors, award grants and scholarships, and provide leadership to enrich and enhance the quality of life in Posey County.

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## Lambert, Ely named UE's Athletes of the Year

Soccer player Kayla Lambert (Las Vegas, Nev./Palo Verde) and basketball player Shy Ely (Indianapolis, Ind./Speedway) have been selected as the University of Evansville's most outstanding athletes in 2008-09, no surprise since they were also two of the best in the Missouri Valley Conference.

Lambert today received the Ida M. Stieler Award as UE's top female athlete, and Ely received the William V. Slyker Award as the most outstanding male athlete. The two were chosen in a vote by the University of Evansville coaching staff.

Lambert was the 2008 Missouri Valley Conference Player of the Year and MVC Tournament Most Valuable Player. She led the 13-5-2 Purple Aces to the MVC regular season co-championship, MVC Tournament championship, and to the Aces' first NCAA Tournament appearance since 2001. She set the all-time MVC scoring record with 51 goals and 30 assists for 132 career points, six more than the previous record. She was the MVC scoring leader again in 2008 with 14 goals and eight assists for 36 points. Lambert was also the first Academic All-America in UE women's soccer history, earning a third team selection on the ESPN The Magazine/CoSIDA Academic All-America Women's Soccer Team. In addition, she became the first Evansville player to be selected for the NSCAA/adidas all-region team four years in a row.

Ely just missed becoming the second Evansville athlete chosen as an MVC Player of the Year, finishing second in voting to Booker Woodfox of league champion Creighton. Ely led the league in scoring by more than a point per game at 18.9, and participated in the Chicago Bulls' summer camp in June. Ely led the 17-14 Purple Aces to their best winning percentage since 2000, and to their first post-season appearance since 1999. The Aces were selected for the inaugural CollegeInsider.com Post-Season Tournament. Ely is the first Evansville player since 1992 to lead the league in scoring, and the first since 1993 to earn a place on the National Association of Basketball Coaches (NABC) All-District Team. The only other first team all-district players in Evansville's Division I history are Scott Haffner in 1989 and Parrish Casebier in 1993. Ely finished 14th in UE career scoring with 1,423 points.

The Slyker Award was presented each year from 1954 through 1984, then reinstated in 1986. The Stieler Award has been presented each year since 1986. The Slyker and Stieler awards are given primarily on the basis of athletic achievement, with leadership and scholarship also part of the criteria. Lambert is the first soccer player to receive the Stieler Award since Krissy Meek in 2000, and Ely is the first basketball player to win the Slyker Award since Marcus Wilson in 1999. Both Lambert and Ely graduated in May.

## Gottwald named NGCA All-American Scholar

For the second straight season, University of Southern Indiana junior women's golfer Kim Gottwald (Ft. Wayne, Indiana) was named a National Golf Coaches Association All-American Scholar. She joins Renee DeCaro, who earned the award in 2007 and 2008, as the only USI women's golfers to earn the honor twice.

To be eligible for the All-American Scholar team, a student athlete must have a minimum cumulative grade point average of 3.50 and competed in at least 66 percent of the institution's regularly-scheduled competitive rounds during the year.

Gottwald ranked fourth on the team in 2008-09 with an 82.6 strokes per round average (spra) in 11 tournaments and 21 rounds. She shot a career-best 74 in the first round of the Triton & Bear Invitational, while posting a 36-hole season-low with a 158 (74-84) in the same tournament.

The early childhood psychology major had seven top-20 finishes as a junior and recorded a 54-hole 252 (88-83-81) when she tied for 34th in the NCAA Division II East Regional.



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# Women's Basketball Team Named To WBCA Academic Top 25 Honor Roll

For the second time in the last three years, the University of Evansville women's basketball team has been honored for its work in the classroom by the Women's Basketball Coaches Association (WBCA), as head coach Misty Murphy's Purple Aces ranked 19th in the WBCA's 2009 Academic Top 25 Honor Roll released today. The Purple Aces compiled a team grade point average of 3.336 during the course of the 2008-09 academic school year to rank among the nation's elite.

"This is a tremendous honor to be ranked in the WBCA's Academic Honor Roll," said Murphy. "It is a real credit to the hard work which our players put forth this year, not only on the court, but also in the classroom to succeed, and that is what University of Evansville women's basketball is all about."

It marks the second time in the last three years in which the Purple Aces have ranked among the nation's Top 25 academically,

as UE also ranked 20th in the WBCA's Academic Top 25 in 2007. Evansville ranked as one of ten private institutions to earn WBCA Academic Top 25 honors at the Division I level in 2009, while also being just one of eight teams to earn WBCA Academic Top 25 honors and also participate in the 2009 NCAA Women's Basketball Tournament, joining the likes of DePaul, Villanova, Kansas State, Wisconsin-Green Bay, South Dakota State, Western Carolina and Lehigh.

The WBCA's Academic Top 25 honor roll recognizes teams throughout the nation that have the highest grade point average for the 2008-09 season based upon nominations submitted by WBCA-member coaches. GPAs are calculated by dividing the total number of quality points earned by each student-athlete on an institution's roster in a given academic term by the total number of hours earned by the team.

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# Perkins Gets Another Shutout

WASHINGTON, D.C. (July 8, 2009) — University of Evansville product Troy Perkins earned his second consecutive shutout Wednesday for the U.S. Men's Soccer National Team, which defeated Honduras 2-0 in the CONCACAF Gold Cup at RFK Stadium. It was a homecoming for Perkins, the 2006 MLS Goalkeeper of the Year for D.C. United who is now playing in the Norwegian Premier League. Perkins went directly to MLS after his senior year at UE in 2003.

Second half goals by Santino Quaranta and Brian Ching four minutes apart won the match for the U.S. before an enthusiastic crowd of 26,079 at RFK Stadium.

The U.S. currently sits in first place in Group B as the only team with six points after two games. Honduras and Haiti each have three points, while Grenada sits in last place with zero. A win or a tie for the U.S. against Haiti in their final group match on Saturday at Foxborough, Mass., would clinch the top spot in the group. Kickoff on Saturday is 6 p.m. CDT live on Fox Soccer Channel.

"We knew that this would be a good challenge tonight," said U.S. Men's National Team head coach Bob Bradley. "Honduras is a good team and this was the game that was going to go a long ways towards determining who would finish first in the group. I thought the response of our team was quite good. Games like this there's got to be a good collective effort from start to finish, you have to have the ability at certain points to bring on subs who help and in all ways I thought it was a good solid team effort."

Quaranta broke the deadlock after a nice build-up that started on the right sideline when Chad Marshall reacted quickly to step around his man and win the ball just across the midfield line. The ball found the feet of Heath Pearce and he squared the ball for Benny Feilhaber, who entered the game only 10 minutes earlier. Feilhaber played a quick combination with Ching and then found his fellow substitute Charlie Davies with his back to goal about 16 yards out. Holding off his man, Davies smartly guided the ball to his right toward a charging Quaranta near the top of the box and the D.C. United midfielder directed a hard, first-time shot low and to the left of goalkeeper Donis Escobar.

"It was a very special night for me, personally," said Quaranta. "But to be back wearing the jersey was probably more special. Just to be back with the team and to listen to the anthem was very emotional for me because it's been such a fun and long road back. It was a special night."

The goal took the wind out of the Hondurans' sails, and off a restart in the 79th-minute the U.S. doubled the lead. Ching, who hadn't played for the U.S. since April 1 due to a hamstring strain, drew a foul trying to turn with the ball 40 yards from goal on the left side of midfield, and after Honduras brought on Georgie Welcome for Carlos Costly, Feilhaber quickly restarted play and switched the ball to Steve Cherundolo who had acres of space on the right side. Cherundolo served a cross into the six-yard box, where Ching out jumped his defender and headed the ball off Nery Medina's shoulder and into the top of the net.

The goal was Ching's 10th of his career, becoming the 18th player in U.S. history to tally double digits in his career. It was also Ching's second career Gold Cup goal, with the last coincidentally coming in the second group match of the 2007 Gold Cup.

The two goals were well deserved as the U.S. controlled most of the pace throughout the match even though both teams had chances during the scoreless first half in front of a festive atmosphere charged by partisan fans supporting both sides.

Bradley brought in three new faces to the starting lineup from the Group B against Grenada on July 4 by Quaranta starting on the right, Ching starting at forward, and Michael Parkhurst stepping into the back line.

The U.S. got the first chance in the 15th minute when a series of passes and a nice flick from Freddy Adu put Robbie Rogers through to the baseline. He chipped a ball to the penalty spot, where a charging Quaranta put a diving header just wide. Seven minutes later, Kyle Beckerman played Ching through the back line but was shouldered off as he attempted to shoot and slipped the ball past the goalkeeper but off target before it was cleared.

After the U.S. had grabbed control of possession, finding space on the wings for the combination of Robbie Rogers and Pearce on the left and Cherundolo on the right making

advances, Honduras began claiming the momentum in the last 15 minutes of the first half with pressure on the U.S.

In the 30th minute, the U.S. averted disaster after a bad giveaway in midfield providing a quick counter for Honduras. In behind the U.S. defense and all alone, Walter Martinez had only Perkins to beat. Choosing to go near post, his effort struck the outside of the side netting.

The U.S. had two more scoring opportunities in the 34th and 38th minute. Adu's golden chance came as the U.S. countered off a Honduran free kick. Ching sent Pearce off to the races down the left wing, where he picked out Adu alone 10 yards out, but his header went straight into the hands of Escobar. Four minutes later, Rogers hit a bouncing volley over the crossbar on a back-post cross by Quaranta.

The second half opened with neither team staking claim, although as the game carried on the U.S. began playing downhill. Bradley went to his bench in the 64th minute and brought on a pair of veterans from the team that finished second at the Confederations Cup, bringing on Davies and Feilhaber in favor of Adu and Logan Pause, respectively.

The hustle of Davies saw the U.S. nearly steal a goal in the 71st minute. As Honduran goalkeeper Donis Escobar received a back pass and set up to clear, Davies closed quickly and blocked the kick, sending the ball towards the Honduran goal. Mercifully for Honduras, it lacked the pace to cross the line and Escobar was able to collect.

Four minutes later, Quaranta put the U.S. ahead and Ching followed suit to put the game away. After the second goal, Kenny Cooper replaced Ching and the U.S., through the work of Feilhaber's fresh legs, kept possession to finish off the game. Cooper ended up with three shots, but none could beat Escobar.

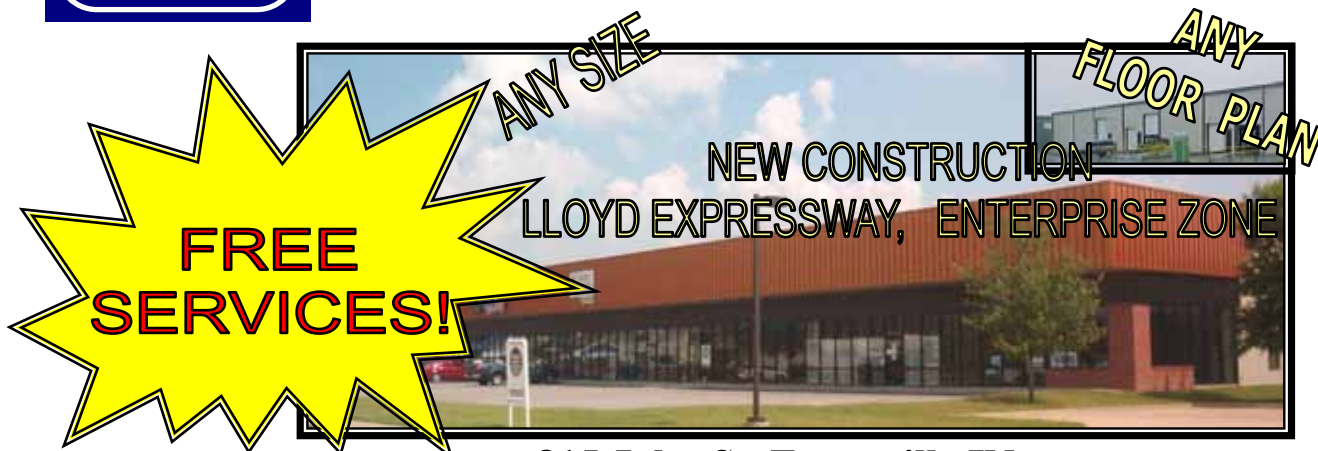
In stoppage time, Perkins was called upon one final time as Honduras had a free kick from 30 yards out. As Honduras pushed their attackers forward for a cross at the far post, Martinez attempted a surprise shot, but Perkins pushed the blast wide of his left post to preserve his second shutout in three appearances.





# BUSINESS INCUBATOR:

OFFICE, RETAIL, WAREHOUSE, DISTRIBUTION



**815 John St. Evansville IN:**

## BUSINESS SERVICE CENTER:

Service	Price:	Service:	Price:	Service:	Price:
Electric	FREE	Prop. Maint.	FREE	Meeting Room	FREE
Gas	FREE	Fax Machine	FREE	Kitchen	FREE
Water	FREE	Photocopy	FREE	Refrigerator	FREE
Sewer	FREE	Coffee Service	FREE	Stove/Oven	FREE
Trash	FREE	TV/Video/DVD	FREE	Microwave	FREE
Phone System	FREE	Reception	FREE	Dishwasher	FREE
HS Internet	FREE	Waiting Area	FREE	Landscaping	FREE
Property Taxes	FREE	Visiting Office	FREE	Parking	FREE
Prop. Insurance	FREE	Board Room	FREE	Dumpster	FREE

## BUSINESS SUPPORT SERVICES: (a la carte)

Service:	Description:
Consulting:	Venture Capital, Business Plan, Marketing Plan, Financing, Networking
Professional:	Accounting, Financial, Banking, Marketing & Advertising, Legal
Clerical (\$20/hr.):	Scheduling, Word Processing, Spreadsheets, Bookkeeping, Typing, Filing
Efficiency:	Central Location, Heavy Insulation, High Efficiency Lighting and HVAC
Building:	Signage, Loading Docks, Sprinklers, Security System, Outside Lighting

## OFFERINGS:

Type:	Size:	Rent G/NNN	Type:	Size:	Rent G/NNN	Type: private	Size:	Rent NNN
Office	212	\$ 260	Retail	212	\$ 260	Warehouse	1,200	\$ 500
Office	424	520	Retail	424	520	Warehouse	1,500	625
Office	636	780	Retail	636	780	Warehouse	2,700	1,125
Office	848	1,040	Retail	848	1,040	Warehouse	3,000	1,250
Office	1,500	1,250	Retail	1,500	938	Warehouse	4,200	1,750
Office	3,000	2,500	Retail	3,000	1,876	Warehouse	5,700	2,375
Office	7,200	6,000	Retail	12,000	3,500	Warehouse	12,000	3,000

Office: \$10/sfNNN

Retail: \$7.50/sfNNN

Warehouse: \$5/sfNNN

NNN: \$.65/sf

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