

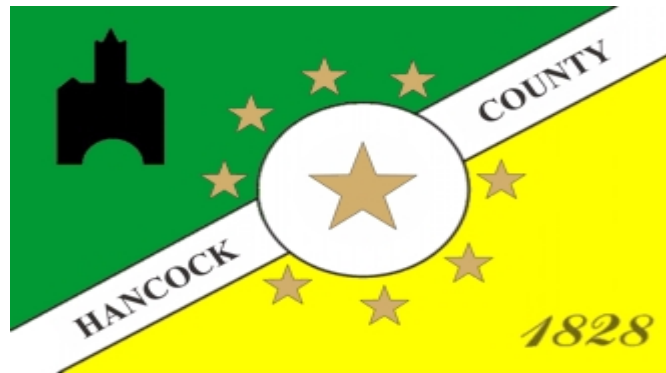
HANCOCK COUNTY ECONOMIC DEVELOPMENT

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Hancock County Redevelopment Minutes August 10th, 2023

Time & Place	The Hancock County Redevelopment Commission (RDC) met at 8:00 AM on August 10th, 2023, at the Hancock County Annex, Commissioners' Court Room 111 S. American Legion Place, Suite 217 Greenfield, IN 46140
Present	Mary Zurbuch, Kent Fisk, David Hawkins, Tom Strayer, Keely Butrum
Call to Order	Meeting called to order by President Kent Fisk at 8:02AM
Minutes	Motion to approve minutes to approve July 13th,2023 meeting by Mary Zurbuch Second by Tom Strayer. Motion approved.
Gary Pool	Airport entrance will open on August 14 th . He will be closing the western side next. The last bills for asphalt should be received. The rear entrance was paved by us for the airport. 300N between 600-700W has some right of way purchases done. Gary advised his CumBridge fund may loan money to RDC to start Amplify Hancock design work. Gary Pool advised that administrative fees are rising rapidly this year. He is advising that this be looked at more closely in the future. He advised passing the cost on to developers etc. Discussion was had about invoices from Baker Tilly, Ice Miller and FSG. The invoices were not approved to pay today. Keely asked for detailed billing from Baker Tilly. Discussion was also had about RDC paying Ice Miller invoices for HEDC. Lisa advised she does speak with Randy Sorrell at times. Kent Fisk

remarked that he would like the RDC to be kept in the loop more often in reference to these discussions.

Lisa Lee-Ice Miller Lisa presented an Amending Declaratory Resolution for expansion of the Economic Development Area #1. Properties are being added to the area. This TIF area was created in order to capture this revenue for the county and not being taken by the State of Indiana. Plan amendments are added to this document also. Amplify Hancock is being added to this area across all plans. Operational costs are also being added and available as a use for these funds. Lisa Lee also explained that the newly formed John Hancock CDC. Ready Funds were sent to the non-profit. The CDC should acquire the property for Amplify Hancock and then convey it to the county when appropriate to complete the project. The RDC should be able to make loans to CDC in order complete the acquisition of the property needed for the educational center. This is not specific to this project and it could be used for other county projects in the future. This goes to the planning commission after approval by RDC. This will come back to the RDC for approval on September 14th. Keely Butrum made a motion to approve the Amending Declaratory Resolution # # RDC2023-8-10 Mary Zurbuch seconded. Motion passed.

Invoices There was a discussion about the 3 bills related to the Red Rock Project. Bills for FSG, Baker Tilly and Ice Miller will be reviewed next month. Keely asked for detailed billing for Baker Tilly. It was also determined that these invoice charges will be subtracted from \$500,000 forgivable loan. Keely made a motion to approve the invoice for United Consulting for \$17,552.00 Mary Zurbuch seconded. Motion passed. Keely made a motion to approve the invoice for First Group for \$814.58. Mary Zurbuch seconded. Motion passed. Keely made a motion to approve the invoice for Barnes & Thornburg for \$4980.34 David Hawkins seconded. Motion passed. Keely made a motion to approve the invoices for Waste Management for a total of \$ 612,729.93, Tom Strayer seconded. Motion passed. Keely made a motion to approve the invoice for Mt. Vernon Schools for \$60,554.00, Mary seconded. Motion passed. Keely made a motion to approve the invoice for Hancock County Clerk (Zinn) For \$1800.00. Mary seconded. Motion passed. Keely made a motion to approve the invoice for INDOT for \$217,062.74. Mary seconded. Motion passed. Keely made a motion to approve the invoice for Motorola for \$4,020.06. Mary seconded. Motion passed. Keely made a motion to table the 3 invoices from Ice Miller \$28,000, Baker Tilly \$15,000, FSG Corp. \$3075.00. Mary seconded. Motion passed.

Keely made a motion to designate President Kent Fisk to sign Red Rock forgivable loan documents. David Strayer seconded. Motion passed.

Keely made a motion to distribute \$500,000 to Red Rock minus the professional services that apply to that. Mary seconded. Motion passed.

Keely made a motion to accept the professional fees that will be deducted from the \$500,000 Red Rock allocation. Ice Miller \$28,000, FSG \$4020.06, Baker Tilly \$12,000. Mary seconded. Motion passed.

Adjournment

Mary Zurbuch made a motion for adjournment at 9:00 AM.
Keely Butrum seconded the motion.

Next RDC Meeting:

Thursday September 14th, 2023 at 8:00AM

Ms. Keely Butrum, Secretary

KB/cc