

MINUTES

Dearborn County Redevelopment Commission Tuesday December 10, 2024

A meeting of the Dearborn County Redevelopment Commission was held at 9:00 a.m. on Tuesday, December 10, 2024 in the Henry Dearborn room located in the Dearborn County Government Center, 165 Mary Street, Lawrenceburg, IN 47025. An Executive Session took place at 8:30 a.m. held at the same location.

Attending:

Board members Jim Deaton, Dave Deddens, Mark Dole and Jim Mansfield were present at both meetings. Also attending both meetings were; Connie Fromhold, Treasurer for the Board, Anthony Smart, Attorney for board, Mike Perleberg, One Dearborn and Gage Pace, One Dearborn. Daryl Cutter, non-voting school board member was absent. Sue Hayden, minute taker attended the public meeting. Jim Helms, Board Member resigned effective November 21, 2024.

Jim Deaton called the meeting to order at 9:00 a.m. The Title VI statement for compliance was read by Jim who also read the following Memorandum for Executive Session into record:

MEMORANDUM FOR EXECUTIVE SESSION – Held 12/10/2024 at 8:30 a.m.

As indicated in the Notice of Executive Session this meeting was to discuss interviews and negotiations with industrial or commercial prospects or agents of industrial or commercial prospects by the Indiana economic development corporation, the office of tourism development, the Indiana finance authority, an economic development commission, a local economic development organization (as defined in IC 5-28-11-2(3), or a governing body of a political subdivision which is classified confidential by state and federal statutes under 5-14-1.5-6.1(b) (4) (A).

Also indicated in the published Notice of Executive Session, the discussions during the Executive Session dealt with issues deemed confidential subject to Indiana Code IC 5-14-1.5-6.1(b) (2) (D) which pertains to discussing strategy with the respect to the purchase or lease of real property by the governing body up to the time a contract or option to purchase or lease is executed by the parties.

This Memorandum certifies that no other matters except for those which this Executive Session was called for were discussed during the Executive Session.

Actions from Executive Session:

Jim Mansfield motioned to accept the non-binding Memorandum of Understanding with a second by Dave Deddens. All approved.

Jim Mansfield motioned to accept the same or similar agreement for land donation and right of way improvements with a second by Mark Dole. All approved

Approval of Minutes:

The minutes from the November 12, 2024 meeting were presented. Dave Deddens motioned for approval of minutes with a second by Jim Mansfield. All approved.

Claims:

Claims were presented as followed: Drake Lawn \$840.00 for mowing properties in Bright, Harrison and Aurora; Seitz Agency \$100.00 for DCRC Blanket Crime Bond; Jeffrey D. Thomas \$700.00 for appraisal of property in Bright and Bayer Becker \$2093.75 for Task #7, attending meeting and call to Nicole D. and One Dearborn \$12,000 for community development corporation establishment. Total: \$15,733.75

Mark Dole motion to approve claims with a second by Jim Mansfield. All approved.

Review of Financials: Balances were reviewed.

At this time Jim Deaton took a few minutes to acknowledge the resignation of board member Jim Helms. It was mentioned how much the board appreciated Jim Helms' dedication as he had been one of the original members of board before it came over to the county. He will be missed and he was a great asset.

Old Business:

Bayer Becker Updates: Mark Rosenberger currently working on Task #7 INDOT clearing permits for the 3 billboards in the Harrison I-74 area. Should be ready at January meeting.

Mark discussed that there needs to be an Engineering Cost Reimbursement Agreement between the Redevelopment Commission and the Indiana Ohio Railroad Company to start the process of addressing the crossing for Moore Drive. This is a required agreement before they will come to table so that Mark can meet with them and start the discussions for the crossing improvements. This agreement is not to exceed \$43,492.00 – and is a working number, not necessarily what will be spent. Motion was made by Mark Dole to allow Mark Rosenberger to negotiate with railroad seconded by Jim Mansfield. All approved.

Confirmatory Resolution 2024-DCRC-004 regarding the Bright Allocation Area. Mark Dole mentioned he had discussion with the Bright Fire Chief and the Township Trustees and he is willing to help all that need it. He feels they can work through any negative complaints that have come up. Dave Deddens also mentioned he met with many people from Bright and he thinks this will all work out to the favor of the Bright residents. Discussion regarding Bright possibly incorporating and if they do then the TIF money goes to them. Mark Dole made a motion to approve the resolution with a second by Jim Mansfield. All approved.

New Business

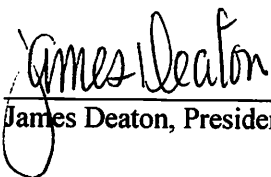
Non-Voting School Board Member Commissioner's appointment. Daryl Cutter currently holds this position from South Dearborn was absent from meeting. Previously Sunman Dearborn held the position for many years. Mark Dole noted this is not this board's decision to make that is solely up to BOC. Jim Deaton mentioned DCRC had been asked for a recommendation. Jim Mansfield felt they should alternate between the two school districts. Dave Deddens offered to talk with Dr. Jackson to see if they have anyone interested to be on board.

One Dearborn Report None

Attorney's Report - None

Adjournment: Adjourned at 9:25 a.m.

Approved:



James Deaton, President DCRC