

## MINUTES

Dearborn County Redevelopment Commission  
November 8, 2018

A meeting of the Dearborn County Redevelopment Commission was held at 9:00 a.m. on Thursday, November 8, 2018 in the Henry Dearborn room located in the Dearborn County Government Center, 165 Mary Street, Lawrenceburg, IN 47025. There was an Executive Session at 8:00 a.m. held in the same location.

### **Attending:**

Allen Goodman, Dave Deddens, Jim Helms and Diane Bender were present for the board at both the Executive Session and regular meeting as well as Jamie Graf, non-voting school board member. Andrea Ewan, Board Attorney, Connie Fromhold, Treasurer for the Board and Terri Randall, One Dearborn attended both meetings. Sue Hayden, minute taker attended the regular meeting only. Jim Deaton was absent.

Dave Deddens, called the meeting to order at 9:10 a.m. and read the Title VI statement for compliance. Deddens also read the following Memorandum for Executive Session into record.

*As 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.*

*Also 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 statues under 5-14-1.5-6.1(b)(4).*

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

### **Action from Executive Session:**

Allen Goodman made a motion to authorized Terri Randall and Andrea Ewan to proceed with presenting an option to land owner's discussed in Executive Session and also to begin preliminary site work. Both of these are not to exceed \$5,000. This was seconded by Jim Helms. Approved.

### **Approval of Minutes:**

Diane Bender motioned to approve the minutes from the October 25, 2018 meeting with a second by Allen Goodman. Approved.

### **Approval of Claims & Review of Financials:**

Claim for Umbaugh was presented for \$2530.00. Nagel and Son project amount of \$1,580 to be paid from the Whitewater Mill TIF and Project Float amount of \$900.00 to be paid from West Aurora TIF. Diane Bender made a motion with a second from Allen Goodman to pay claim. Approved. **NOTE:** It was pointed out at the end of the meeting that the \$900.00 amount should be paid from West Harrison TIF. Allen Goodman made a motion to change the claim payment from West Aurora TIF to West Harrison TIF with a second by Jim Helms. Approved.

Financials were passed out for review. Payment for the Stone property will be made prior to 12/1/18



**Unfinished Business:**

**US 50 Business Park Sign:**

An agreement will be made with Sign-A-Rama to manage the sign and any businesses wanting to add on will contact Kevin McCord. The cost of sign will be \$30,000. Two businesses have agreed to have a tenant sign added for \$2,000. Business will now have to pay \$5,000 to add on to sign. Andrea Ewan drafted up a preliminary sign management agreement stating for the first five years all maintenance would be incurred by Sign-A-Rama. DCRC would cover a monthly electric bill to light the sign and insurance. This agreement will be brought back to board after sign is completed. Color of sign needed to be addressed. Jim Helms made a motion to accept sign with brown color with a second by Diane Bender.

**Hirlinger Chevrolet:**

Dave Deddens received a letter from Ted Hirlinger setting out his proposal and he emailed it to board. Dave will get with him for a more concrete with bullet points as the letter was fairly generic.

**New Business:**

None

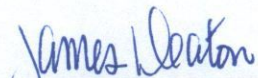
**One Dearborn Report:**

Has a project that is in high competition called Project Float. She'll keep the board posted. Cushman Wakefield needs to know what name to use for signs and brochures. Diane Bender made a motion to create the park's name to be West Harrison Business Park with a second by Jim Helms. Approved.

**Attorney's Report:** none

**Adjournment:** adjourned at 9:33 a.m.

Approved:



James Deaton, President DCRC