

MINUTES
Dearborn County Redevelopment Commission
July 8, 2021

A meeting of the Dearborn County Redevelopment Commission was held at 9:00 a.m. on Thursday, July 8, 2021 in the Henry Dearborn room located in the Dearborn County Government Center, 165 Mary Street, Lawrenceburg, IN 47025. An Executive Session took place at 8:00 a.m. held at the same location.

Attending:

Board members Diane Bender, Dave Dedden, Jim Deaton, Allen Goodman and Jim Helms were present at both meetings as was Connie Fromhold, Treasurer for the Board, Andrea Ewan, Board Attorney and Mike Perleberg, One Dearborn. Sue Hayden, Minute Taker attended only the public meeting. Jamie Graf, non-voting school board member was absent.

Diane Bender called the meeting to order at 9:00 a.m. and read the Title VI statement for compliance. Diane also read the following Memorandum for Executive Session into record:

MEMORANDUM FOR EXECUTIVE SESSION – Held 7/08/21 at 8:00 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).

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.

Action from Executive Session:

None

Approval of Minutes:

The minutes from the May 13, 2021 meeting were presented. Allen Goodman made a motion to approve the minutes with a second by Dave Deddens. Approved.

Claims & Review of Financials:

Claims presented: Signarama \$4,460 for the Johnson Fork billboard rehab and lighting to be paid out of the W. Harrison TIF and One Dearborn \$10,000 2nd quarter billing to be split equally between all TIFs. Dave Deddens made a motion to approve claims as presented with a second by Jim Deaton. Approved.

Financial were reviewed.

Connie Fromhold addressed the board regarding the bond payment for Whitewater Mill needing an additional amount of money as they can't pay it out of personal property any longer. Jim Deaton motioned to pay all future discrepancies for the Whitewater Mill bond out of their TIF and those future claims can be signed by Diane outside of the meetings. Dave Deddens seconded. Approved

Old Business:

None

New Business:

2022 Budget was presented by Sue Hayden. No changes from 2021. Dave Deddens motioned to accept it as presented with a second by Allen Goodman.

One Dearborn Report:

Project Open Door – Dyke Industries groundbreaking will be July 20, 2021 at 10:00 at the site in W Harrison. The land purchase and EDA have been signed. Company is still doing due diligence and have 90 days to close. Dyke has set up a meeting with the local school district to discuss a partnership for workforce. They have also asked to use one of the billboards that might be available.

West Harrison Business Park – weeds are growing up. Mike will contact Lonnie Steele for mowing.

Presentation on SEI READI – South Eastern Indiana Regional Economic Acceleration Development Initiative. Program announced by Governor Holcomb in the January State of State address. It is a \$500 million program. Geared to award areas, can be up to 10 regions, \$50 million each for; quality of place, quality of life, business attraction, business expansion, talent attraction and population growth type projects. In order to compete our area developed the Southeast Indiana Growth Alliance which consists of regional partners in economic development. It includes Dearborn, Franklin, Ripley, Ohio, Switzerland and Union counties. Funding does require matches which will be 20% READI, 20% local governments and 60% (over time) private sector. You can google: IEDC READI Indiana and see information on counties that are participating.

For the next step One Dearborn hired a professional consultant, TPMA to help develop the regional development plan which is due to IEDC on August 31, 2021. Our region is their only client so their focus and staff will be helping get our story told. This consultant group was used to put the regional development plan for Dearborn and Franklin counties so there is already some background information for our area. That was done in 2020 and funded by a grant from IEDC. There is a grant (with a 2 to 1 local match) available to pay the consultants to do this work also through IEDC as they want it done professionally.

Mike is asking the board to consider help in the amount of \$10,000 with the TPMA plan. Jim Deaton motioned for DCRC to provide \$10,000 toward the planning grant match for the SEI READI plan and authorize Diane to sign the claim to pay the invoice from the Growth Alliance or SIRPC outside of a meeting. Claim will be paid out of Geneal Fund 4931. This was seconded by Allen Goodman. Approved.

Attorney Report

None

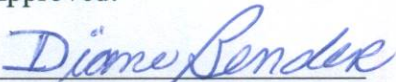
Other Business:

Next meeting will be September 8, 2021 at 9:00.

Adjournment:

Adjourned at 9:45 a.m.

Approved:


Diane Bender, President DCRC