

MINUTES
Dearborn County Redevelopment Commission
May 13, 2021

A meeting of the Dearborn County Redevelopment Commission was held at 9:00 a.m. on Thursday, May 13, 2021 in the Henry Dearborn room located in the Dearborn County Government Center, 165 Mary Street, Lawrenceburg, IN 47025.

Attending:

Board members Diane Bender, Jim Deaton, Allen Goodman. were present as was Connie Fromhold, Treasurer for the Board, Andrea Ewan, Board Attorney, Sue Hayden, Minute Taker and Mike Perleberg, One Dearborn. Board member Dave Deddens participating via phone. Jim Helms, board member and Jamie Graf, non-voting school board member were absent.

Diane Bender called the meeting to order at 9:00 a.m. and read the Title VI statement for compliance.

Approval of Minutes:

The minutes from the March 11, 2021 meeting were presented. Jim Deaton made a motion to approve the minutes with a second by Allen Goodman. Approved.

Claims & Review of Financials:

Claims were presents as follows: Baker Tilly \$4,500 for work on expanding Aurora Economic Development Area, impact statement and attending meeting. Baker Tilly \$2,355 for Annual TIF Reporting to DGLF. One Dearborn \$10,000 for 1st quarter payment. Drake Lawn \$350 for 5 mowings. Land Consultants \$2,500 completed/consolidated parcels 26.092 acres & .492 acres with original 14.025-acre survey. Jim Deaton made a motion to approve claims as presented with a second by Allen Goodman. Approved.

Financial were reviewed.

Old Business:

Jim Deaton asked if the West Aurora TIF extension was completed with adding Kaiser Pickles and behind the Casket Company. Mike Perleberg confirmed this was done.

New Business:

1. TIF Neutralizations: Connie Fromhold, DCRC Treasurer asked permission to get Baker Tilly to do the neutralizations again this year around the first of July. Allen Goodman made a motion to allow Connie to contract with Baker Tilly for the TIF Neutralizations with a second from Jim Deaton. Approved.
2. Resolution 2021-DCRC- 002 Determination to Capture Tax Increment Revenues. Jim Deaton made a motion to approve the Resolution with a second from Allen Goodman. Approved.
3. Annual Presentation to Taxing Units. – Presentation given by Mike Perleberg, One Dearborn. Letters and emails were sent out to all taxing units inviting them to presentation. All of the required reporting information presented is available on the Indiana Gateway website - <https://gateway.ifionline.org/>.

One Dearborn:

Resolution of the Dearborn County Redevelopment Commission Exploring Creation of a Residential Housing Development Program for Dearborn County:

Mike Perleberg presented a proposed resolution, that he authored for the Redevelopment Commission, to explore the creation of a residential housing development program for Dearborn County. A Residential TIF would be a tool to facility and attract residential development in the county. In 2019 Indiana Legislation approved this tool which is coined HoTIF. Greendale, and Dillsboro have enacted these in their areas. He would like one developed for the county. He feels forming a task force with appropriated members such as county government, school district, utilities and others would be implemental in developing strategies for where the HoTIF residential program would best be located. The resolution is non-binding and is more symbolic to establish the task force and begin possible exploration in preparation of a HoTIF. Jim Deaton motioned to approve Resolution 2021-DCRC-003 with a second by Allen Goodman. Approved.

One Dearborn Updates:

1. The Business Retention Expansion Task Force has had their 3rd meeting. Diving into data on AG businesses and food processors and how they support each other. Questionnaires will be going out to businesses.
2. A News Release went out about the Regional Economic Acceleration Development Initiative (READI) from IEDC. Regions will need to self-identify by July 1st. \$500 million dollar program in the State's budget so it will be very competitive. 10 regions will be awarded \$50 million apiece.

Attorney Report

None


Other Business:

None

Adjournment:

Adjourned at 9:35 a.m.

Approved:


Diane Bender, President DCRC