

(RDC) Redevelopment Committee

Brown County Indiana

Brown County Public Library

Meeting Minutes for Tuesday September 17, 2024 6PM

Call to Order 6:03PM

Roll Call

RDC Board Members: Sue Lindborg, Tim Clark, Jon Curry, Ross Benson, Bill Cayne

Absent: Stephanie Kritzer from the school board

Public in attendance: Dwayne and Lois Parsons; Phil McKown – Brown County Community Foundation; Robyn Bowman; Greg Taggart – Independent Candidate for Commissioner, District 3; Jimmy Tilton - Private Developers; Kevin Allen - Senior Designer egis-Groups; Clint Studebaker - BCRSD

Approval of Minutes

- Jon moved to approve the minutes Bill seconded and it passed unanimously

Business

Review Bonding and Swearing in

- 5 out of 5 members are bonded.

Review RDC Annual Reporting Requirements

- April 1 Report - Treasurer of the Redevelopment Commission
- April 15 Report
 - Redevelopment Commission TO Commissioners and Council
- June 15 Report
 - Redevelopment Commission TO County Auditor and (fiscal body) Council
- August 1 Report
 - The Auditor must complete the “neutralization” of the effects of reassessment or trending of real property on TIF
- Annual Spending Plan
 - Redevelopment Commission TO Commissioners and Council
- Annual Presentation to Taxing Units

Discussion: We have not submitted any reports because don't have any TIFs. Ross asked Teresa to appoint someone to help generate the report. Tim agreed to send an annual report that he had done in the past to serve as an example of our annual report.

Review BC RDC process for establishing economic development area

- Engage with local citizens and businesses (Stakeholders) affected by proposed EDA for local input
 - Create Mailing Lists per proposed maps
 - Create mailing brochures/info cards
- Share EDA plans with Commissioners
- Share EDA plans with APC for integration with Comprehensive Plan

Ross shared the statutory requirements:

- Creation of Economic Development Plan for Proposed Economic Development Area. (* per Statute)
 - Create Legal Description of the Economic Development Area (* per Statute)
 - Employing the support of lawyers like Barnes & Thornburg LLP
 - Create Maps and Plats of the Area (* per Statute)
 - Create Acquisition List or a Statement of No Acquisition. (* per Statute)
 - List of Projects in the Plan (* per Statute)
 - Statutory Findings (* per Statute)
 - Identify potential TIF Zones within the proposed EDA

Discussion: Ross asked the team if there is any BC RDC components that we want to add in writing to the statutory requirements.

*BC RDC component

- Engage with existing Helmsburg CDC
- Engage with local citizens and businesses (Stakeholders) affected by proposed EDA for local input
- Identify potential citizen leadership within the proposed EDA for continued cooperation
- Plans of action are crafted based on (and compatible with) existing CCP and related plans with input received from the EDA and government officials. (*BC RDC component) (Per Sue Lindborg)

Jon motioned to add the BC RDC components to the statutory requirements. Bill seconded and the motion carried.

Bill motioned that Sue present her Proposal 08.2024.docx in the next meeting Jon seconded it and the motion carried unanimously.

Jon made a motion to adjourn, Bill seconded it and the motion carried unanimously.

Adjournment: 7:15 PM

The recording for the meeting can be found.

<https://s3.amazonaws.com/Redevopment/RDC+2024/RDC+09172024.mp3>

Next Meeting Tuesday October 15, 2024