

CASS COUNTY REDEVELOPMENT COMMISSION MEETING
January 15, 2014

The Cass County Redevelopment Commission met at 8:30 A.M. in the Commissioners Hearing Room.

Redevelopment Commission Members Present: Dave Arnold, Grover Bishop, Ken Personett, Brian Reed, Duane Sailors and Attorney John Hillis.

Attendees: Jason Semler, Umbaugh; Cathy Isaacs, Cass Co Assessor; Arin Shaver, Planning Dept.

Chairman Dave Arnold, called the meeting to order.

Minutes:

A motion was made by Brian Reed to accept the minutes for the November 20, 2013 meeting and the January 2, 2014 Organizational Meeting, seconded by Grover Bishop; Motion carried unanimously.

Claims:

Duane Sailors made a motion to pay claims for the Scott's Square Development, including NIPSCO \$2,249, LMU \$22,103 and Central Paving \$51,030 for a total of \$75,382. \$100,000 was allocated for infrastructure for this development from TIF Funds. Seconded by Grover Bishop; Motion carried unanimously. Ken Personett made a motion to pay Consolidated Union invoice #156856 in the amount of \$500 for Redevelopment Commission bonds, Seconded by Grover Bishop; Motion carried unanimously.

Christy Householder gave her Economic Development Report to the Commission. She shared pictures of Scott's Square Development and Maple Grove Distributing, so members of the Commission could see progress on those 2 projects.

The Declaratory Resolution for the ERA at the Cass Co Hoosier Heartland Business Park (CCHHBP) has been confirmed by the County Council and is now in effect for all unincorporated towns and cities in Cass County.

Project Updates:

Project Syrup was finalized in 2013. It was Maple Grove Distributing, they are building an additional 6,800 sq ft building.

Project Steel was finalized in 2013. It was SUS Cast Products, Inc., they invested in new equipment.

Project Outdoors- visited last week and requested additional information before signing a letter of intent.

Project Road- Existing Company wanting to build a new building in 2014.

Project Energy- Existing Industry wanting to add additional equipment to their operations in 2014.

Sewer & Water District:

There is a meeting scheduled next week with companies that are assisting the County to obtain water in the CCHHBP. Dave and Christy plan to meet with The Andersons, ADM and Essroc to get input for design of infrastructure, possible easements and land for the water tower. Should have more information for the next meeting.

Other Business:

Grover inquired whether we had received more phone calls since the Hoosier Heartland has been completed and opened. Christy has submitted to the State IEDC a couple lead responses, but more inquiries from magazines that want to promote the area, which can be costly. Christy will be meeting Site Selection consultants in Chicago next week, and will hand out information on the park.

Duane inquired on excess land from the Hoosier Heartland. The Commissioners have contacted appropriate land owners to know we are interested in excess land.

Arin Shaver gave a brief report on a proposed overlay for the CCHHBP, which will allow a more business friendly timeframe for expansions. Appropriate rezoning in this area will also allow for appropriate growth in this area.

Next Meeting will be Wednesday, February 19, 2014 at 8:30 am in the Cass Co. Commissioner's Hearing Room.

There was no other Public Comment.

Adjournment:

Brian Reed made a motion to adjourn; Ken Personett 2nd; Motion carried unanimously.

Respectfully Submitted by,



Ken Personett, Secretary