

**CITY OF AUSTIN, INDIANA
REDEVELOPMENT COMMISSION**

Minutes for the Regular Meeting of February 23, 2022

The Austin Redevelopment Commission met in a regular meeting on Wednesday, February 23, 2022, at 8:00 AM.

1. CALL TO ORDER AND CONFIRMATION OF QUOROM

- a. All members present. Attorney Joshua Stigdon present. Quorum established.

2. APPROVAL OF MINUTES

- a. January 26, 2022, meeting minutes approved as presented 5 to 0 on motion by Commissioner Alexander and second by Commissioner Kelly Goodin.

3. FINANCIAL MATTERS

- a. Fund Report is reviewed and accepted as presented.
- b. Claims approved as presented, with exception to any invoices that are not pertinent to the ARC, 5 to 0 on motion by Commissioner Terry Goodin and second by Commissioner Alexander.

4. PRESIDENT'S REPORT

- a. Nothing to report.

5. COMMITTEE REPORTS

- a. Housing
 - i. Century is moving along with construction on multiple houses. Century is interest in locating an addition

- ii. Commissioner Terry Goodin updates Commission on the status of 135 N. Church St. and the potential for the Commission to remodel the property and use it as a model for what older homes could be in the City.

6. OLD BUSINESS

- a. Infrastructure investment for Audrey/Linden Subdivision
 - i. Attorney Zoeller working towards development agreement with Knobstone Development and a related entity. After approval of agreement, BOT agreement with GM Development to be executed and financing aspect will be completed.
- b. Selling of ARC Owned Lots – Publication Issues – Update from Attorney Stigdon:
 - i. Due to publication temporarily being suspended at Crothersville Times has prevented the sale from being advertised as law requires. Attorney Stigdon working on a solution to the publication issue and is in contact with Auctioneer Tobias on getting items in order and a date set.
- c. Baker Tilly Proposal re Lease Rental Bonds
 - i. Attorney Stigdon has spoken with Mike Flint and Attorney Beau Zoeller concerning options. Consensus, based upon desires of the Commission, is proceeding with tax anticipation warrants for short-term funding and looking at options for a \$1.5 million lease-bond structure. Attorney Stigdon corresponding with Baker Tilly and bond counsel to move the project along.

7. NEW BUSINESS

- a. Tax Anticipation Warrant(s)
 - i. Attorney Stigdon request for authority to proceed with Baker Tilly and Frost Brown Todd to seek tax anticipation warrants on the Commission's 2022 draws to the extent allowed by law is approved as presented 4 to 0 on motion by Commissioner Terry Goodin and second by Commissioner Mullins.

8. OTHER BUSINESS

- a. Funding for SCSD1 Gym Equipment
 - i. Commissioner Alexander addresses Commission on funding commitment for gym equipment. Clerk-Treasurer Fugate and Mayor Hawkins updates Commission on meeting with Superintendent Jones of Scott County School District 1.
 - ii. Commitment of a contribution of \$90,000, when the funding is available, to SCSD1 to assist in the development of the physical fitness center at SCSD1 is approved 5 to 0 on motion by Commissioner Terry Goodin and second by Commissioner Kelly Goodin.
- b. The Flint Group, Inc. Proposal
 - i. Proposal from The Flint Group, Inc. proposal is approved 5 to 0 on motion by Commissioner Terry Goodin and second by Commissioner Mullins.
- c. Former Wesbanco Building
 - i. Commissioners discuss potential of acquiring the building. Mayor Hawkins is authorized to contact Wesbanco about the potential of selling the property to the Commission.

d. Melton Farm

- i. City has learned of an alleged lease to farm the land. Mayor Hawkins to contact FSA for map of tillable acreage and provide to Attorney Stigdon. Attorney Stigdon will review and draft new proposed farm lease for review at next meeting.

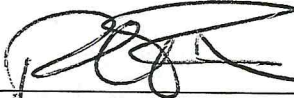
9. **NEXT REGULAR MEETING:** March 16, 2022, at 8:00 AM.

10. **ADJOURNMENT**

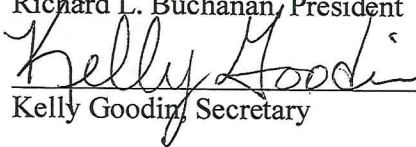
- a. The regular meeting was adjourned at 10:15 AM.

APPROVED on March 16, 2022, by a vote of 3 to 0.

Austin Redevelopment Commission



Richard L. Buchanan, President



Kelly Goodin, Secretary