

Tipton County Redevelopment Commission
Meeting Minutes: July 7, 2016

Members in Attendance: Tom McKinney, Denny Henderson, Beth Roach, John Graham, Jim Ankrum, Gerald Shuck, Ron Warren, Jim Ashley.

Others in Attendance: Mark Regnier, Nathan Kring, Joe VanBibber, Jim Powell, Bob Edinger, Mike Baden, Vicky Boyd, Jake Heard, Mike Cline, Don Havens.

President Shuck called the meeting to order at 6:05 pm.

Claims were presented from Umbaugh and Assoc. for services rendered regarding TIF management and regulatory reports. Invoice #143766 in the amount of \$3,782.50.

Motion for approval by Tom McKinney, second by Beth Roach, with all in favor.

Bids were opened for the 10.05 acres owned by Tipton County and located on 560 West and north of the Chrysler facility. One bid was received from John Jansen in the amount of \$166,100.00. The bid exceeded the monetary value stipulated in the bid form, but none of the other requirements were stated. No values in the form of jobs, investment, or other improvements were mentioned in the bid. The bid was tabled in anticipation of obtaining further information from Mr. Jansen, and others, if interested, during executive session on July 20.

Motioned by Beth Roach, second by John Graham, All members, except Ron Warren, in favor. Motion carries.

Transfer of 6.05 Ac:

Resolution # RDC 2016-6 transferring 6.05 Ac on 560 West (south of the utility plant) to the RDC was presented to the board. The board accepted transfer of the property pending final action by the Board of Commissioners at their July 11, 2016 meeting.

Motioned for approval by Ron Warren, second by Denny Henderson, with all in favor.

Appraisals for the 6.05 Ac:

Appraisal had not yet been received.

Motion to table discussion until receipt of the appraisals.

Motioned by Beth Roach, second by To McKinney, with all in favor.

Minutes:

Minutes of the May 25, 2016 meeting were approved as presented.

Motion by John Graham, second by Beth Roach, with all in favor.

Board Discussion:

Commission Member Roach express concern over the lack of board input regarding the stipulations in the bid terminology for the 10.05 Ac.

President Shuck emphasized the purpose of of the RDC is to promote economic development.

Member Ron Warren reinforced the principal of value being determined in more than monetary sums. Jobs, real and personal property investment all present value to the community.

Meeting was motioned to adjourn at approx. 6:35.

Approved this day: _____ James D. Ashley _____ Secretary