

Avilla Redevelopment Commission

Minutes – March 11, 2021

Members in Attendance: Todd Carteaux, Ross Freeman, Josh Lash, Kurt Kline and Brent Durbin, ex-officio.

Members Absent: Josh Harper.

Also in attendance: Jerry Carrison, Bill Ley and James Wong, by telephone.

Todd Carteaux called the meeting to order at 5:40 pm.

Josh Lash made a motion and Kurt Kline seconded, to approve the minutes of the February 11, 2021 meeting as written. The motion passed 4 – 0 with one absent.

Bill Ley presented the February 28, 2021 financial report. Ross Freeman motioned, and Kurt Kline seconded to approve. The motion carried 4 – 0 with one absent.

New business:

Jerry Carrison explained Indiana Phoenix, Inc. application for tax abatement for computers and software to manage their concrete truck manufacturing facility. The estimated cost is \$178,622.00. They expect to hire up to 2 new employees.

Josh Lash motioned to adopt Resolution 2021-1 recommending the Avilla Town Council grant Indiana Phoenix, Inc. a 10 year tax abatement on the equipment and software. Ross Freeman seconded and the motion carried 4 – 0 with one absent.

James Wong explained his application for improvements he and MacDonalds Corp will be making at his Avilla restaurant. They will be refurbishing the entire outside of the building as well as the interior. Josh Lash motioned to approve a \$10,000 façade grant for Mr. Wong. Ross Freeman seconded and the motion carried 4 – 0 with 1 absent.

Brent Durbin pointed out there is a discrepancy in the bullet points on the application about the percentage of the cost for roofing repairs/replacements eligible for façade grants. One bullet point allows 50% of the cost and the other allows 25%. Members agreed roofing should be removed from the bullet point allowing 50% of the cost as eligible.

Bill Ley presented a letter to other taxing entities informing them that the Avilla TIF Area does not have any excess assessed valuation to ‘give back’ to them. It is an annual requirement per Indiana Code. Ross motioned to approve President Carteaux to sign the letter. Kurt Kline seconded and the motion carried 4 – 0 with 1 absent.

Old Business:

It was suggested that a member of the RDC Board attend the Avilla Town Council meeting on March 17th to discuss expanding the TIF area to the north and south corporation lines along Main Street.

With no further business, Ross motioned to adjourn, and Josh L. seconded. The meeting adjourned at 6:22 pm.

Joshua Lash, Secretary

Recorded by Bill Ley