

Avilla Redevelopment Commission
Minutes – February 10, 2022

Members in Attendance: Todd Carteaux, Ross Freeman, Kurt Kline and Josh Lash.
Also in attendance: Tena Woenker, Bill Freeman.

Carteaux called the meeting to order at 5:31 pm.

Carteaux asked if there were questions about minutes of the last two meetings. Lash made a motion to approve the August 12 minutes, Ross Freeman seconded, all voted in favor 5-0. Ross asked what had happened with Watercrest Section III since the November meeting. Woenker explained that Troyer had deeded the land behind the cemetery to the church and the remaining lots to Granite Ridge. They will be finishing the subdivision this year if all goes well. Motion to approve minutes by Lash/ seconded by Ross Freeman. All voted in favor, 5-0.

Woenker presented the year-to-date and the 2021 full-year financial report. She asked if Commission members have specific suggestions for the budget, which she'll bring to the next meeting. Members asked questions about the industrial park development and how much TIF would be needed for matching funds. Woenker said we won't know until the bidding process is done but it was estimated to be about \$500,000 from TIF. She said the project will likely take over two years so it won't all come from the current year budget.


Ross asked about the updated parcel list, and if the corrections had been made. Woenker said Baker Tilly had completed calculations for the base assessed value and has given the information to the auditor. The parcels will be added to the list this year and will not pay into the TIF until 2023. Freeman motioned to approve the financials, Lash seconded, motion passed 5-0.

New business:

Election of Officers: Lash nominated Todd Carteaux to remain as president and Ross Freeman to remain as vice president, and for Kurt Kline to take the position of secretary. Kline seconded the motion, all voted in favor, 5-0.

Carteaux introduced the Declaratory Resolution 2022-01, Expanding the EDA and amending the Economic Development Plan. There were no questions. Lash made a motion to approve the Resolution, Kline seconded, motion passed 5-0.

With no further business, Lash made a motion to adjourn, Kline seconded, motion passed 5-0. The meeting adjourned at 6:10 pm.



by Tena Woenker, for Joshua Lash, Secretary