

ALBION REDEVELOPMENT COMMISSION
REGULAR MEETING
Wednesday, January 13, 2021

Meeting was called to order at 6:00 p.m. by president Jona Slone, who noted there was a quorum with the following members present: Brian Stolte and Mitch Fiandt, attorney Steve Clouse, town manager Tena Woenker, and Gary Gatman, Noble County Economic Development Corporation.

Mike Selby and Joshua Kessler attended by teleconference.

Erin Schoeff was absent.

Motion was made to accept the minutes of the December 29 special meeting (Stolte/Slone), all voted in favor 5-0.

Motion was made to approve the Dec. 29 executive session minutes (Stolte/Kessler), all voted in favor 5-0.

New Business:

- 1) Oaths of office were distributed to renew all the members' terms. Selby and Kessler agreed to come to the town hall to sign the oaths. Slone stated she does not want to be president this year. She led the election of officers:
Fiandt nominated Stolte for president, Slone seconded. Stolte nominated Kessler for president. Slone called for a vote for Stolte, 4-1; vote passed.

Slone nominated Kessler for vice president, Fiandt seconded motion, Slone called for a vote for Kessler, all were in favor 5-0.

- 2) Steve Clouse explained to the commission that if the RDC would like to acquire property with TIF funds, these properties should be listed on the EDA plan by parcel number. The RDC has acquired appraisals on a 22 acre parcel available for sale but it is not listed in the EDA plan. If the RDC is interested in other properties for future expansion or blight removal, these would also be listed in the EDA plan. He explained the process for publication and notices to landowners.

Stolte asked about the concerns with the power lines that run across the 22 acres. Gatman had made outreach to I&M but they were not able to come out and look at the situation yet. Woenker noted that other properties in the industrial park also have power lines across them and have been able to be developed. The group discussed whether they are interested in purchasing the 22 acre parcel and if there are other parcels adjacent to the industrial park that would be of interest for future expansion.

Fiandt suggested we could save a step later by including more parcels than less at this time. Clouse mentioned that listing more would show our intent in expanding the industrial park rather than just listing the one that is for sale. Stolte led discussion about various other adjacent properties, and decided to include some that may be more costly to develop but have a good location. Looking for reasonable expansion areas is the goal of creating the list so the group listed the majority of the properties adjacent to the industrial park.

Clouse will create a resolution to include the parcels discussed for the next meeting. Woenker will prepare and send the legal notices to the property owners. The notices are to explain that the RDC is creating a wish list for expanding the industrial park but we are not actively purchasing or using eminent domain.

Old Business

There was no old business.

Fiandt made a motion to adjourn, Slone seconded. Meeting adjourned 7:00 pm.