



AGENDA:

MEETING OF THE REDEVELOPMENT COMMISSION

Brownsburg Redevelopment Commission Meetings are live-streamed and archived.

DATE OF MEETING: Wednesday, July 5, 2023 at 5:30 p.m.

PLACE OF MEETING: Brownsburg Town Hall, 61 N. Green Street, Brownsburg IN 46112

1. CALL TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE
4. CITIZENS COMMENTS RELATING TO THE JULY 5, 2023 AGENDA
5. APPROVAL OF MINUTES
 - 5.1. May 2, 2023 RDC Meeting Minutes

Documents:

[5.2.2023 RDC MEETING MINUTES.PDF](#)

6. NEW BUSINESS
 - 6.1. Consideration Of Such Other Matters That May Come Before The Redevelopment Commission
7. ADJOURNMENT

The Town of Brownsburg acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. In order to assist individuals with disabilities who require special services (i.e. sign interpretive services, alternative audio/visual devices, and amanuenses) for participation in or access to Town sponsored public programs, services, and/or meetings, the Town requests that individuals make requests for these services two business days ahead of the scheduled program, service, and/or meeting. To make arrangements, contact us at 317-858-6028.

BROWNSBURG REDEVELOPMENT COMMISSION MEETING MINUTES

Tuesday, May 2, 2023

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01. **CALL TO ORDER** – Upon determination that a quorum was present, Redevelopment Commission Member Al Salzman called the Redevelopment Commission meeting to order at 5:32 p.m. on May 2, 2023.
02. **ROLL CALL** – Members of the Redevelopment Commission present were Al Salzman, Ted Roark, Zach Parton, William Shroyer, and Shane Hacker (BCSC). Also present were Deb Cook, Town Manager, Ethan Pierce, Economic Development Director, Tricia Leminger of Frost Brown Todd, and Bob Swintz of London Witte Group.
03. **PLEDGE OF ALLEGIANCE**
04. **CITIZENS COMMENTS RELATING TO THE MAY 2, 2023 AGENDA** – None
05. **APPROVAL OF MINUTES**
 - 05.01. March 7, 2023 RDC Meeting Minutes

MOTION: Mr. Roark made a motion to approve the March 7, 2023 meeting minutes. Mr. Parton seconded. Motion passed 4-0.
06. **NEW BUSINESS**
 - 06.01. Annual Informative Presentation per IC 36-7-25-8 Prepared by LWG CPAs & Advisors

Bob Swintz of London Witte Group gave a presentation of the annual TIF Report to the Commission. This satisfies the annual reporting requirements.
 - 06.02. **Resolution #2023-03RDC** – A Resolution of the Town of Brownsburg Redevelopment Commission Regarding the Determination of the Amount of Incremental Assessed Value in the Town of Brownsburg Allocation Areas Needed to Pay Obligations of the Commission and Necessary for Other Purposes to be Undertaken by the Commission

Staff provided some background on the purpose of Resolution #2023-03RDC and shared the reasoning for why staff was recommending that the RDC approve Resolution #2023-03RDC with no dollars passed through to the other taxing units.

MOTION: Mr. Parton made a motion to approve Resolution #2023-03RDC. Mr. Shroyer seconded. Motion passed 4-0.
 - 06.03. RDC Conducts Public Hearing to Receive and Hear Remonstrance Objects from Persons Interested in or Affected by the Proceedings Pertaining to **Resolution #2023-01RDC**, a Declaratory Resolution of the Brownsburg Redevelopment Commission Removing Parcels from the Wynne Farms Allocation Area

Staff highlighted the previous steps taken in the approval process and shared that the Town is removing residential parcels from the Wynne Farms Allocation Area to avoid issues with determining the based assessed value and pass-through amount in this particular allocation area.

Mr. Salzman opened the public hearing at 5:51PM. Hearing no public comments, the public hearing was closed at 5:52PM

06.04. Resolution #2023-01C-RDC – A Confirmatory Resolution of the Brownsburg Redevelopment Commission Confirming a Resolution of the Commission Removing Parcels from the Wynne Farms Allocation Area and Other Matters Related Thereto

MOTION: Mr. Shroyer made a motion to approve Resolution #2023-01C-RDC. Mr. Parton seconded. Motion passed 4-0.

06.05. RDC Conducts Public Hearing to Receive and Hear Remonstrance Objects from Persons Interested in or Affected by the Proceedings Pertaining to **Resolution #2023-02RDC**, a Declaratory Resolution of the Brownsburg Redevelopment Commission Amending the North Beltway Allocation Area, and Creating the Northfield Drive Business Park West Allocation Area, Amending the Area’s Restated Economic Development Plan and Other Matters Related Thereto

Staff highlighted the previous steps taken in the approval process and shared why the Town wanted to establish this new allocation area.

Mr. Salzman opened the public hearing at 5:54PM. Hearing no public comments, the public hearing was closed at 5:55PM

06.06. Resolution #2023-02C-RDC – A Confirmatory Resolution of the Brownsburg Redevelopment Commission Confirming a Resolution of the Commission Amending the North Beltway Allocation Area, and Creating the Northfield Drive Business Park West Allocation Area, Amending the Area’s Restated Economic Development Plan and Other Matters Related Thereto

MOTION: Mr. Roark made a motion to approve Resolution #2023-02C-RDC. Mr. Parton seconded. Motion passed 4-0.

06.07. Consideration of Such Other Matters That May Come Before the Redevelopment Commission

Mr. Hacker shared an update on the Brownsburg Community School Corporation

07. ADJOURNMENT

MOTION: Mr. Parton made a motion to adjourn. Mr. Shroyer seconded. Motion passed 4-0 and the meeting adjourned at 5:59PM

President Redevelopment Commission

Attest:

Secretary Redevelopment Commission