

**MINUTES**  
**WHITLEY COUNTY REDEVELOPMENT COMMISSION**  
**Tuesday, July 26, 2022**

**WHITLEY COUNTY GOVERNMENT CENTER**  
**1<sup>st</sup> FLOOR-COMMISSIONERS/COUNCIL MEETING ROOM**

<b>MEMBERS</b>	<b>PRESENT</b>	<b>ABSENT</b>	<b>STAFF</b>	
Jim Argerbright	X		Nathan Bilger	Scott Wagner
Chad Banks		X	Brent Bockelman	Tamela Tincher
Frank Kessler	X		Cami Hippenhammer	Dale Buuck
Michael Schrader	X		<b>LEGAL COUNSEL</b>	
Kim Wheeler	X		Andy Boxberger	
Jill Western	X		<b>GUESTS ON-LINE/PHONE</b>	
<b>GUESTS IN ATTENDANCE</b>				
Chip Hill				

**CALL TO ORDER**

Mr. Argerbright called the regular meeting to order at 8:00 a.m.

**ROLL CALL**

Mr. Argerbright read roll call. All members present and absent are listed above.

**BUSCHE PROJECT UPDATE**

Mr. Buuck gave an update on the project. He stated that the building materials were to be coming in August and moving along. Discussion was made regarding the sewer extension to the property. Mr. Hill stated that he was still waiting on the engineering plans of the project. Once plans are received, the plan is to move forward quickly with the work. Mr. Argerbright asked for a member volunteer to be on a committee for the sewer extension. Mr. Schrader volunteered to serve on the committee with Mr. Argerbright. Mr. Wagner discussed the possibility of including and connecting Gateway East to the sewer at the same time.

**LARWILL SEWER UPDATE**

Mr. Wagner provided an update on the Larwill Sewer project. He stated that the two locations had been connected. He discussed issues that had come up at the time of connection and a special tool that was needed to activate the pump. Parts were needed and ordered to repair pump issue and would be taken care of soon. Mr. Wheeler discussed connection to the second site on the parcel that was not connected. Mr. Argerbright stated that he and Mr. Wheeler would be attending the next Larwill Town meeting. He also stated that a meeting would be held soon with BCS to go over the final billing. Mr. Wheeler asked if the tanks were filled in. Mr. Wagner confirmed that they were pumped and filled in.

**RAIL CONNECT PROPERTY UPDATE**

Mr. Boxberger discussed the property and the purchase agreement. He stated that some wording was changed, and disclaimers added in the purchase agreement regarding soil conditions. Mr. Buuck stated that the second appraisal should be coming to him soon. Mr. Argerbright asked if this needed new approval. Mr. Boxberger confirmed that it did. Mr. Schrader made a motion to approve the purchase

agreement with Ambassador Enterprises, LLC., with the changed that were made. Seconded by Mr. Kessler. Motion passed with a vote of 4-0.

**MISCELLANEOUS MATTERS**

Mr. Bilger discussed the TIF neutralization and that the reports had been sent into the state.

**CLAIMS**

Claims were presented for review. The claims consisted of:

Carson LLP	\$1464.00	<i>Legal Services</i>
Whitley County EDC	\$10,000.00	<i>RDC Services 04/01/22-06/30/22</i>
Miller Sewer and Drain	\$650.00	<i>Larwill Service call/pump failure</i>
Todd Wise Sand and Gravel	\$3,450.00	<i>Larwill Sewer Taps</i>

Mr. Wheeler made a motion to approve the claims as presented. Mr. Kessler seconded. Motion passed by a vote of 4-0.

Discussion was made about approving the minutes for the June meetings. Mr. Kessler made a motion to table the minutes until the next meeting. Seconded by Mr. Wheeler. Motion passed by a vote of 4-0.

With there being no further business, Mr. Argerbright declared the meeting adjourned at 8:25 A.M.

**WHITLEY COUNTY  
REDEVELOPMENT COMMISSION**

**ATTEST:**

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James Argerbright, President

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Michael Schrader, Secretary