

***Pulaski County  
Community Development Commission***

Tuesday, 7 August 2018

Pulaski County Human Services West Side Center/Community Reading Center  
Medaryville, Indiana

Meeting Minutes

Tuesday, 5 June 2018

First Christian Church Fellowship Hall

Francesville, Indiana

Members present: President Gregg Malott, Membership Officer Doug Roth; County Commissioner Kenny Becker, County Councilor Jay Sullivan, Darlene Mellon (Francesville), Suzanna Wilcoxon (Medaryville); Tony Holliday, Samantha Williams. Executive Director Nathan P. Origer, Coordinator Krysten Hinkle.

Members absent: Vice-President Beth Grund [personal], Executive Secretary Sheila Jimenez (Winamac) [business], board member Lawrence Loehmer (Monterey); Aaron Paulsen (Chamber); Doug Hoffman, Kyle Sefchek [business].

Call to Order

President Malott called the meeting to order at 6:08p.m.

Consent Agenda

With no requests for extraction having been made, the Consent Agenda was adopted.

Monthly Reports

*Executive Director's report:* Director Origer had been working with the Town of Winamac and Wander Our Winamac to re-establish the Winamac Economic Development Commission. Staff had met with Gerry White of the Office of Community and Rural Affairs regarding an intensive workshop to help to increase the vitality of the Wander Our Winamac (WOW!) Main Street organization; Francesville's Uptown Project could enjoy some indirect benefits from this opportunity, too. Staff attended the South Shore Convention and Visitor Authority's annual luncheon and met with the president and c.e.o, who had expressed interest in further partnering with rural neighbors.

*Financial report:* Director Origer provided a mid-year update of the Commission's finances, noting that of the \$152,000 in operations funding, more than \$100,000 had remained, although between \$20,000 and \$30,000 would still be spent on tourism-marketing efforts, and, depending on the decisions of the Plan Commission and county commissioners regarding wind-energy development, additional expenditures could arise to pay for studies regarding the impacts of such development.

At year's end, if the Commission were to zero-out the entire budget, the County would have just more than \$2-million in the Local Income Tax – Economic Development Fund, including the \$580,000 in the CD, although, the director cautioned, the elevator project could end up being paid for from this fund, having a significant negative impact on the health of it.

The revolving loan fund balance had grown to just more than \$120,000 available to lend. Director Origer stated that he had expected that, by the end of the year, about \$100,000 more would be added to that balance.

*Monthly calendar:* The Plan Commission would be conducting a work session and a public hearing in June pertaining to changes to the unified development ordinance regarding wind-energy development. The director had been working to schedule a number of factory tours for Winamac Community High School summer-Economics students as part of their Junior Achievement programming. Director Origer would be coordinating Indiana Small Business Development Center workshops co-sponsored by WOW!, the Uptown Project, and the Pulaski County Chamber of Commerce.

Old Business

*Summer office interns:* Two interns had been hired for the summer, Macy Bischoff and Braden Tankerskley. Director Origer and Mrs. Hinkle had planned a number of diverse projects for them.

*Member development:* Director Origer had approached Miranda Howard, employed by Alliance Bank in Francesville, about potentially replacing former Vice-President Annie Scholz on the Commission; Ms. Howard had expressed some interest.

*PC-CARE:* Director Origer reported receiving a call from the Indiana Economic Development Corporation (IEDC) regarding a project for which a site had been sought desperately, but no follow-up response from the IEDC had yet been received.

*RAM-Tech program:* With the second year of prerequisite courses having finished, students would begin focusing more heavily on the training modules that had been acquired with the original grant obtained to fund the program.

*Leadership Pulaski County:* After having communicated with Purdue Extension specialists regarding curriculum development, Mrs. Hinkle reported that a substantial tweaking of the proposed Pulaski County program would have to occur prior to launch.

*2017 strategic visioning/ Pulaski County tax-revenue concerns:* Tying this and “Wind-energy development” in together.

*Wind-energy development:* The director reported on the issues surrounding the controversial topic, which had occupied much of the commissioners’, Plan Commission’s, and his time of late; he discussed the concerns raised by opponents of wind-energy development, as well as the potential financial benefit to the County from property-tax revenues. Director Origer’s primary roles in the process had been researching the concerns about development and working on improved ordinance language that would help to protect the public from any potential threats from turbines, would they be permitted and, then, constructed.

#### New Business

*2019 budget:* Director Origer presented the draft that had been approved by the executive board in May, noting that he had made cuts to operational costs, based on past experience, to negate the additional amount required to cover Mrs. Hinkle’s seniority raise in 2019.

The budget was approved as presented.

**Motion: Mrs. Mellon; second: Mr. Roth; no discussion; approval: all.**

*Staff-responsibilities restructuring:* Mrs. Hinkle had expressed interest in unloading some of her farmers’-market responsibilities, and the director noted that she would be taking on some tasks that he had been handling, including the Pulaski County Human Resource Group and engagement with the Tippecanoe River State Park Access Committee working to extend the Panhandle Pathway northward. Members assented to staff’s plan for restructuring.

*South-Counties field trip:* Director Origer reported that he would be traveling to Bowling Green, Kentucky, with colleagues from neighboring counties as part of an effort to strengthen regional partnerships among the southern counties of the Northwest Indiana Forum. The trip, over the last few days of June, would cost an estimated \$500. With the commissioners and the director’s wife already having approved this venture, the Commission raised no objections.

#### Other Pertinent Business

*None.*

#### Public Comment

*None.*

#### Adjournment

**Motion: Mr. Roth; second: Mrs. Wilcoxon; no discussion; approval: all save Councilor Sullivan, who dissented. 7:44p.m.**

Respectfully submitted,

Braden Tankersley, summer intern/Administrative Secretary *pro tempore*