

***Pulaski County
Community Development Commission***

Tuesday, 9 April 2019
Meadow Springs – A Place for Celebrations!
Francesville, Indiana

Meeting Minutes

Tuesday, 5 March 2019
Winamac Municipal Utilities Complex
Winamac, Indiana

Members present: County Commissioner Kenny Becker, County Councilor Jay Sullivan, Aaron Paulsen (Chamber), Doug Denton (Monterey), Suzanna Wilcoxon (Medaryville), Sheila Jimenez (Winamac); Brandon DeLorenzo, Beth Grund, Samantha Williams. Executive Director Nathan P. Origer, Project Coordinator Krysten Hinkle.

Members absent: Darlene Mellon (Francesville) [personal]; Gregg Malott [personal], Doug Roth [personal], Tony Holliday [business].

Call to Order

Director Origer called the meeting to order at 6:00p.m.

Consent Agenda

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

Reorganization of the Commission

The following nominations had been made prior to the meeting:

Mr. Malott, President, by Mr. Roth and Mrs Mellon. Mr. Malott had accepted.

Ms. Grund, Vice-President by Mr. Roth. Mrs. Scholz had accepted.

Mrs. Jimenez, Executive Secretary, by Mr. Roth. Mrs. Jimenez had accepted.

Mr. Roth, Membership Officer, by Mr. Roth. Mr. Roth had accepted.

Mrs. Jimenez nominated Mr. DeLorenzo to serve on the board, and he accepted. With no other nominations having been made, the slate was closed and elected as presented.

Motion: Commissioner Becker; second: Mr. Paulsen; no discussion; approval: all.

Membership Action

County Commissioners' seat: The County Commissioners formally reappointed Commissioner Becker as their representative on the CDC, and the members accepted the appointment.

Motion: Mr. Denton; second: Secretary Jimenez; no discussion; approval: all.

At-large vacancies: Director Origer explained that the CDC had two vacancies, ideally to be filled by a person in banking and a person in agriculture. Kelsie Zellers, branch manager of Alliance Bank, had expressed interest in the three-year term and was presented for membership.

Motion: Secretary Jimenez; Commissioner Becker; no discussion; approval: all.

Jess Daily, a local farmer with interests relevant to ag-oriented economic development, had expressed interest in the vacant seat and would consider whether he could make the commitment. The director requested approval of his membership, pending his final decision, for a two-year term.

Motion: Commissioner Becker; Secretary Jimenez; no discussion; approval: all.

Old Business

Strategic visioning/Pulaski County tax-revenue concerns: Director Origer requested that the strategic visioning committee be reestablish with the intention of updating the current plan. The director expressed his desire to be ready to hit the ground running once the County's financial consultants had presented their report, requesting three volunteers. Commissioner Becker and Secretary Jimenez agreed, and Mr. Holliday was suggested by Director Origer.

PC-CARE: Mr. Putt has continued working on financing for his family's produce operation, most recently applying for a grant through the Wabash Heartland Innovation Network, along with seeking other sources of funding. Discussion ensued.

RAM-Tech program: Director Origer had been working with the RAM-Tech teacher and local manufacturers to organize a field trip for the program's students. He described the challenges associated with meeting Department of Education requirements while also imparting the skills local manufacturers demand and making the best use of the available training equipment.

Leadership Pulaski County: Mrs. Hinkle and Mrs. Williams would have an update by April.

Tourism efforts — 2019 marketing plan: Director Origer and Mrs. Hinkle provided an overview of past efforts and presented two 2019 opportunities: updated information from WCIU, whose proposal had been rejected in February, and the option of two proposals from WBBM, one including a second Academy of Country Music Awards showing. Much discussion ensued; the refusal of the WCIU option was reiterated, and the second WBBM offering was approved pending consent from the County Commissioners.

Motion: Secretary Jimenez; second: Councilor Sullivan; no discussion; approval: all.

Passageways' OnBoard meeting-packet software: Director Origer stated that Passageways had offered a 60-day free trial, so that the Commission would be able to test it for the April meeting.

2019 Economic Development Summit: The topic for the 2019 Summit would be rural entrepreneurship, with a panel representing multiple state agencies. The Summit would be taking place in Francesville at Meadow Springs at 6:30 p.m. on Tuesday, 9 April, with the brief CDC meeting being held at 6:00 p.m.

New Business

Amendments to Revolving Loan Fund guidelines: The director proposed multiple amendments to the program rules, including disbanding the *ad hoc* review committee, cleaning up language better to meet the intent of the program, closing-cost verbiage, creating a payment book for borrowers, and appraisal-requirement modifications. Discussion ensued at length, and the matter was tabled until Director Origer could consult with County Attorney Kevin Tankersley.

Workforce-gap project: The director provided a recap of local manufacturers' struggles to find employees. In response to this, noting Lake County's high unemployment rate, he reported that he had been partnering with local manufacturers to create a program in which unemployed, but qualified, workers in Lake County would be transported to Pulaski County via bus. There would be no cost to the County, but to the employers utilizing the service. The program is in the preliminary stages of development. Discussion ensued and the Commission provided positive feedback and encouraged the director to continue planning.

Main Street loan program: Origer explained that the County's RLF can be cumbersome for persons borrowing smaller amounts for small projects. He explained that the U.S. Department of Agriculture's Rural Development division offers grants to set up small-business loan programs in rural areas. He expressed interest in applying to set up a Main Street loan program, for businesses inside Pulaski County's two Main Street districts in Winamac and Francesville, to be managed by the Economic Vitality Committees of the Uptown Project, Inc., and Wander Our Winamac. Members responded favorably to the idea.

Other Pertinent Business

None.

Public Comment

None.

Adjournment

Motion: Vice-President Grund; second: Mrs. Wilcoxon; no discussion; approval: all. 7:06 p.m.

Respectfully submitted,
Krysten Hinkle, Project Coordinator/Administrative Secretary
Sheila Jimenez, Executive Secretary