

APPROVED
CITY OF FISHERS REDEVELOPMENT COMMISSION (FRC) MEETING MINUTES
FISHERS MUNICIPAL CENTER- NICKEL PLATE CONFERENCE ROOM
July 21, 2025

EXECUTIVE SESSION – Executive Session was held

REGULAR MEETING:

Mr. Johnson called the Regular meeting to order at 4:10 p.m. A quorum and proper notice of the meeting were confirmed.

FRC members present: Brad Johnson, Anderson Schoenrock, Damon Grothe and Dan Canan. Tony Bonacuse was not present. Bryan Rausch was present.

Others present: Megan Baumgartner, Rob Mc Murray, Jennifer Messer, Lucas Smith, Kay Prange, Lisa Bradford, Sue Follmar, and Matthew Branz.

Consent Agenda: Mr. Grothe made a motion to approve the minutes of the June 9, 2025 meeting, seconded by Mr. Schoenrock. Motion approved, 4-0.

Approval of Claims: Mr. Grothe made a motion to approve the 7/21/25 Claims, seconded by Mr. Canan. The Motion was approved, 4-0.

1. **(Preceded by Public Hearing) RESOLUTION FRC 01R072125 OF THE CITY OF FISHERS REDEVELOPMENT COMMISSION MODIFYING AND CONFIRMING A DECLARATORY RESOLUTION ESTABLISHING THE GRAY EAGLE ECONOMIC DEVELOPMENT AREA AND RELATED ALLOCATION AREAS IN THE CITY OF FISHERS, INDIANA, AND APPROVING AN ECONOMIC DEVELOPMENT PLAN FOR SAID AREA**

Megan Baumgartner presented the Resolution dedicating both areas of Gray Eagle- Golf Course, and Multi-family, to the Economic Development Area.

Mr. Johnson opened the Public Hearing.

Matthew Branz (9446 Ashlake Ln.)- spoke. He had sent comments through the Public Comment page of the Fishers Website which did not reach City Employees or Members. He disagrees that the Golf Course is a significant asset deserving of an EDA. There was only one day to consider the documentation. Neighbors do not want multi family, this is the wrong category of improvement. For the Record, Mr. Branz's comments are below.



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Jennifer Messer stressed that this is not a tax abatement. Anderson Schoenrock was on the 2040 Plan Committee and he agrees with the project. **Mr. Johnson closed the Public Hearing.** After much discussion, Mr. Johnson asked for a Motion.

Mr. Schoenrock made a Motion to approve, seconded by Mr. Canan. The Motion was approved, 4-0.

2. **A RESOLUTION FRC 02R072125 OF THE CITY OF FISHERS REDEVELOPMENT COMMISSION PLEDGING CERTAIN TAX INCREMENT REVENUES FROM THE GRAY EAGLE GOLF COURSE ALLOCATION AREA TO THE PAYMENT OF ECONOMIC DEVELOPMENT REVENUE BONDS OF THE CITY OF FISHERS (SERIES 2025B BONDS)**

Megan Baumgartner explained that this Resolution pledges certain tax revenue to the 2025B Bonds. All risk is on the developer.

Mr. Johnson asked for a Motion.

Mr. Schoenrock made a Motion to approve, seconded by Mr. Grothe. The Motion was approved, 4-0.

3. **A RESOLUTION FRC 03R072125 OF THE CITY OF FISHERS REDEVELOPMENT COMMISSION PLEDGING CERTAIN TAX INCREMENT REVENUES FROM THE GRAY EAGLE MULTI-FAMILY ALLOCATION AREA TO THE PAYMENT OF ECONOMIC DEVELOPMENT REVENUE BONDS OF THE CITY OF FISHERS (SERIES 2025C BONDS)**

Megan Baumgartner explained that this Resolution pledges certain tax revenue to the 2025C Bonds. All risk is on the developer.

Mr. Johnson asked for a Motion.

Mr. Schoenrock made a Motion to approve, seconded by Mr. Grothe. The Motion was approved, 4-0.

4. **(Preceded by Public Hearing) RESOLUTION FRC 04R072125 OF THE FISHERS REDEVELOPMENT COMMISSION MAKING PRELIMINARY DETERMINATION TO ENTER INTO TO AN AMENDMENT TO LEASE WITH THE FISHERS REDEVELOPMENT AUTHORITY AND APPROVING MATTERS RELATED THERETO for SR37 Phase II Project**

This was a public hearing only for the State Road 37 Lease financing structure. Lisa Bradford explained that the Ban is short-term financing. This is for permanent financing. No vote was taken on the resolution. A second hearing will take place at the July 28 meeting.

Mr. Johnson opened and closed the Public Hearing seeing no one from the Public to speak.

5. **(Preceded by Public Hearing) RESOLUTION FRC 05R072125 OF THE CITY OF FISHERS REDEVELOPMENT COMMISSION AUTHORIZING THE EXECUTION OF A LEASE BETWEEN THE FISHERS REDEVELOPMENT AUTHORITY AND THE FISHERS REDEVELOPMENT COMMISSION AND RELATED MATTERS for the Community Center.**

Lisa Bradford explained that this is the Lease financing mechanism between the RDA and the RDC. If approved, this will move forward to Council tonight. There is no impact on the tax rate.

Mr. Johnson opened a Public Hearing. Seeing no one from the Public to speak, he closed the Public Hearing.

Mr. Johnson asked for a Motion. Mr. Grothe made a Motion to approve, seconded by Mr. Canan. The Motion was approved, 4-0.

There was no new business.

The meeting adjourned at 4:40 p.m.