



**Fishers Redevelopment Commission
Minutes
7/13/2023**

BOARD/COMMISSION: Redevelopment Commission Meeting

DATE: 7/13/2023

DIRECTIONS: Fishers Municipal Center, Nickel Plate Conference Room, 1 Municipal Drive, Fishers, IN 46038

1. Executive Session

- a. To conduct interviews and negotiations with industrial or commercial prospects or agents of industrial or commercial prospects under Indiana Code § 5-14-1.5-6.1(b)(4)

Executive Session was not held.

2. Call to Order

Mr. Grothe called the Regular meeting to order at 4:00 p.m. A quorum and proper notice of the meeting were confirmed. FRC members present: Damon Grothe, Brad Johnson, Dan Canan, Tony Bonacuse. Anderson Schoenrock was not present. Others present: Megan Baumgartner, Jordin Alexander, Elliott Hultgren, Lawrence Summers, Lisa Bradford, Jennifer Messer, Jordan Willy, Kay Prange

3. Confirmation of Quorum and Proper Notice of Meeting

4. Approval of Previous Minutes

- a. 6-1-23

Mr. Johnson made a motion to approve the minutes from the June 1, 2023, meeting, seconded by Mr. Bonacuse. Motion approved, 4-0.

5. Approvals of Claims

- a. 7-13-23

Mr. Canan made a motion to approve the June 1, 2023, claims, seconded by Mr. Bonacuse. Motion approved, 4-0.

6. Public Hearings

a. FRC 05R071323 - Professional Sports and Convention Development Area

Jordin Alexander presented the PSDA plan to establish a special tax district within Fishers for eligible facilities, such as hotels, re-allocating proceeds to debt service for the event center instead of going to the State. Next step is CityCouncil, then back to RDC with a Public Hearing and Confirmatory Resolution. Elliott Hultgren added details on the debt service. Mr. Grothe asked for a Motion. Mr. Bonacuse made a Motion to approve, seconded by Mr. Johnson. The Motion was approved, 4-0.

b. Veridus / Fishers Life Sciences Master Detention

The Veridus proposal is for the Life Sciences Park, authorizing payment for new structures within the detention pond area. Mr. Grothe asked for a Motion. Mr. Canan made a Motion to approve, seconded by Mr. Bonacuse. The Motion was approved, 4-0.

c. FRC 01R071323 - CityView Project Agreement

Megan Baumgartner presented the CityView project. It will be located at Lantern and 116th. This is an 84 unit rental project which is age restricted to 55+. City-backed developer bonds. Mr. Grothe asked for a Motion. Mr. Canan made a Motion to approve, seconded by Mr. Bonacuse. Mr. Johnson abstained. The Motion was approved 3-0.

d. FRC 02R071323 - District South Project Agreement

Megan Baumgartner presented the District South project, which is on South Street, directly south of FIB. The AnnexGroup, a real estate developer, will locate there and small business studios and multi-family housing will also be included. There will be city-backed TIF bonds with a minimum taxpayer agreement. Mr. Grothe made a Motion to approve, seconded by Mr. Bonacuse. The Motion was approved, 4-0

e. FRC 03R071323 - OnPoint Project Agreement

Removed from agenda, approved in 6-1-23 meeting.

f. FRC 04R071323 - SpokeNote EDA

Megan Baumgartner presented the EDA for John Weschler's company. Training grants are included. Mr. Grothe asked for a Motion. Mr. Johnson made a Motion to approve, seconded by Mr. Grothe. The Motion was approved, 4-0.

7. Old Business

8. New Business

9. Meeting Adjournment

The meeting adjourned at 4:45 p.m.