



# CITY OF FRANKLIN

## COMMUNITY DEVELOPMENT DEPARTMENT

### MINUTES

#### ECONOMIC DEVELOPMENT COMMISSION

March 12, 2019

#### **Members Present:**

Josh DeArmitt  
Ken Austin  
John Ditmars  
Lee Hodgen

Vice President  
Secretary  
Member  
Member

#### **Others Present:**

Rhoni Oliver  
Krista Linke

Community Development Specialist  
Director of Community Development

#### **Call to Order:**

Josh DeArmitt called the meeting to order.

#### **Approval of Minutes**

Lee Hodgen made a motion to approve the January 8<sup>th</sup> minutes. John Ditmars seconded. Passed.

#### **Old Business**

#### **New Business**

**Case C 2019-04: Caterpillar Reman Powertrain Indiana LLC** – Rhoni Oliver reported that Lea Anspaugh from CAT Reman spoke with her. The 29 employees they are down have been through natural attrition, and they are working leaner now. No employees have been laid off. Employees received more dividends and are making a higher hourly salary than before. Mr. DeArmitt reminded of previous discussion that a company should not be penalized for being more efficient with their labor force. Mr. Ditmars also drew attention to their payroll. Ken Austin asked if any reasoning was given for the personal property improvement. Ms. Oliver said it is because they are in year nine of a 10-year abatement so it assesses lower due to equipment depreciation. Mr. Ditmars moved to find them in compliance. Mr. Austin seconded. Passed.

**Case C 2019-18: Heartland Machine (Formerly One Amigo Realty)** – Mr. DeArmitt noted that the employee count has not hit as they wanted but salaries and real property improvements are significantly higher than anticipate along with average wages. Mr. Austin moved to approve and Mr. Hodgen seconded. Passed.

**Case C 2019-33: Nitrex** – The retained employees were down from projections but new employees up significantly along with salaries. Average hourly wages were slightly higher than anticipated and personal property improvements right at projections. Mr. Hodgen moved for approval. Mr. Ditmars seconded. Passed.

**Case C 2019-46: BP RX Healthcare (Formerly Rexam)** – Mr. Austin moved to approve. Mr. Ditmars seconded. Passed.

**Other Business**

Mr. Austin announced City Council's decision to accept the suggestion of EDC with regards to Mitsubishi. No monies were refunded. Mr. Ditmars highlighted the resulting benefit of protocol and communication review, helping to protect against such in the future. Ms. Oliver reminded that it is stated clearly on the SB1 form when they first apply for an abatement that they are required to file the form.

Krista Linke announced the receipt of a new personal property abatement request from BPRex Healthcare, formerly Rexam. It will be presented at the April 9<sup>th</sup> meeting. There will also be a tour of B2S Labs after that meeting.

**Adjournment**

There being no further business, a motion for adjournment was made.

Respectfully submitted this 9<sup>th</sup> day of April, 2019.

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Jake Sappenfield, President

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Ken Austin, Secretary