



CITY OF FRANKLIN

COMMUNITY DEVELOPMENT DEPARTMENT

MINUTES

REDEVELOPMENT COMMISSION

June 15, 2021

Members Present:

Richard Wertz	President
BJ Deppe	Secretary
Ken Austin	Member
Paul Buening	Member
Kristi Ott	School Board Representative

Others Present:

Krista Linke	Community Development Director
Rob Schafstall	Legal Counsel

Call to Order:

Richard Wertz called the meeting to order at 8:00 am.

Approval of Minutes

BJ Deppe made a motion to approve the May 18, 2021 minutes. Paul Buening seconded. Passed unanimously with a roll call vote, 4-0.

Old Business

Presentation to Overlapping Taxing Units – July 20th Meeting – Krista Linke has contacted Jeff Peters. He will prepare the analysis portion and Ms. Linke will work on the project report. After RDC, it will go to City Council. The overlapping taxing units will be invited to attend.

New Business

Commerce Drive and Simon Road Round-a-bout Resolution – Mayor Steve Barnett reminded that this project is coming from the US31 TIF. The round-a-bout is located at the entry to the high school. A design and inspection resolution for approximately \$350,000 needs to be advertised for the July meeting. Whether the construction piece is to be a part of that now or happens separately later needs to be decided. The construction date is 2023. Ms. Linke believes the amount to be \$350,000 but will confirm with City Engineer Mark Richards.

Franklin Development Corporation 2020 Annual Report – Ms. Linke highlighted a couple projects completed last year. One feature was Linda Frechette's building. FDC offered programs were also included. OCRA grant monies for employment retention in the amount of \$200,000 for Covid relief allowed 33 businesses to be assisted. FDC provided a \$50,000 match for this endeavor used specifically for building repairs. Ms. Linke is currently working on the follow up compliance reporting. With the exception of DJ's Sweet Retreats, all funded businesses are still operating. Twelve projects for a little over \$106,000 were completed last year without any RDC funding. Five applications for this spring were received.

Other Business

May 2021 Financial Reports – The estimated cash balance is \$2,396,000 in large part due to the sale of the shell building. Year-to-date revenue of \$538,000 includes \$491,059.93 received back at closing for the land purchase on the shell building. A little over \$4 million remains in appropriations for approved resolutions.

US31 TIF District – An estimated cash balance at year-end is \$1.274 million.

June 2021 Cash Flow Analysis Worksheet – Ms. Linke added the Commerce and Simon Road round-a-bout. It will come out of the US31 TIF District. There are no other new projects under consideration.

RAI Site Visit – Thursday, July 29th in Carmel – Ms. Linke invited commission members to attend. RSVP's should be directed to Ms. Linke.

Public Comment and Announcements

Mr. Deppe received feedback about how wonderfully different Franklin looks over the last 10-15 years, especially the east gateway and downtown.

Mayor Barnett announced the arrival to Franklin of South Korea's Daechang Seat Company. They are purchasing 25 acres at the back of Linville Way.

Adjournment

Respectfully submitted this 20th day of July, 2021.

Richard Wertz, President

BJ Deppe, Secretary