

February 28, 2024, Special Meeting Minutes HOBART ECONOMIC DEVELOPMENT COMMISSION

President Kreg Homoky called the special meeting of the Economic Development Commission (EDC) to order at 4:31 p.m. The meeting was held in the City Council Chambers at City Hall, and also via Zoom with the public issued a dial-in number to allow listening and participation capabilities. The Pledge of Allegiance was recited. Members present: Kreg Homoky, Robert Glover, Debra Rockymore, Toni Chitwood, Michael Chhutani, and City Council Liaison Lisa Winstead. Also present: Beth Jacobson, Director of Development; and Dawn Hostetler, EDC Recording Secretary.

Under Approval of Agenda, a motion was made by Mr. Chhutani to approve the agenda as presented; seconded by Mr. Glover. All ayes; motion carried. (5-0)

Under Election of 2024 Officers, a motion was made by Mr. Chhutani made to elect Mr. Homoky as President, Mr. Chhutani as Vice-President, and Mr. Glover as Secretary; seconded by Mr. Glover. All ayes, motion carried. (5-0).

Regarding the Minutes of February 21, 2023, Special Meeting, Mr. Chhutani made a motion to approve the minutes of February 21, 2023, Special Meeting as presented; seconded by Ms. Rockymore. All ayes, motion carried. (5-0)

There was no Old Business.

Under New Business, Ms. Jacobson reviewed the 2023 Annual Report of Economic Development Commission which summarizes the activities of the EDC in 2023. She stated that there were no favorable recommendations requested for residential or commercial tax abatement, and there were also no recommendations on industrial revenue bonds for 2023. Additionally, the report specifies that there were no expenditures of the EDC last year. This report will be filed with the City Council in accordance with I.C. 36-7-12-36. A motion was made by Mr. Glover to approve the 2023 Annual Report of Economic Development Commission; seconded by Mr. Chhutani. All ayes, motion carried. (5-0).

Under Staff Report, Ms. Jacobson thanked the Commission members for serving this year. She gave a brief overview of the types of requests that the EDC receives. She stated that there are certain types of tax abatements that are not expressly permitted under Indiana State statute without a recommendation from the EDC. She said certain types of retail and residential developments as well as food and beverage establishments require a recommendation from the EDC to the City Council. Additionally, incentives such as industrial revenue bonds would require a recommendation from the Commission. Ms. Jacobson indicated that industrial development tax abatement applications would go directly through the City Council and do not require an EDC recommendation. Mr. Chhutani asked if tax abatements such as Becknell's would come to the EDC for approval. Ms. Jacobson stated those abatement requests would go directly to the City Council because they are industrial developments. She said certain categories of personal property tied to industrial development are eligible for tax abatement, and these types of tax abatement applications would also go straight to the City Council for approval without a recommendation from the EDC. Mr. Glover indicated that the EDC will sometimes receive impact statements from Public Works or Police & Fire when there is a major development that might impact those departments. Ms. Jacobson explained that as part of the tax abatement

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application process, a request for impact service comments is distributed to all City departments and the affected school corporation(s) to give them an opportunity to state how the project or abatement might impact them. She indicated that there is usually no impact because most concerns are vetted ahead of time so that any issues can be resolved. Mr. Glover said the school corporations will sometimes respond to service impact statements if there is a large residential development that could affect school enrollment.

Adjournment – Meeting adjourned at 4:41 p.m.

Minutes were prepared by Dawn Hostetler, Clerical Assistant to the Director of Development.

Minutes approved by the Hobart Economic Development Commission on _____.

President:

Attest:

DRAFT