

**Minutes of the Regular Meeting
of the Greene County Redevelopment Commission
June 16, 2022**

The regular meeting of the Greene County Redevelopment Commission was held in the Commissioners' Room of the Greene County Courthouse on June 16, 2022, at 9:30 a.m. Present in person were John Mensch, Gregg Roudebush, Chris Cornelius, Scott Carmichael, Kris Jarman, and Kristi Hartzburg. Also present in person were Commission attorney Marvin Abshire and Commissioner Rick Graves.

The meeting opened with a pledge to the flag. The meeting was called to order by John Mensch.

The first item of business was review and approval of the minutes of the May 19, 2022, regular meeting. A motion was made by Gregg Roudebush and seconded by Scott Carmichael to waive the reading and approve the minutes as presented. The motion passed 5-0.

The next item of business was receipt and opening of bids regarding certain real estate located in Scotland Meadows Business & Technology Park Plat Amendment 1. The "Notice of Offering and Opening Bids" opened on May 25, 2022 and continued through June 15, 2022 at 4:00 p.m. The Notice was published in the Daily World in accordance with the statute governing Redevelopment disposition of real estate and the Notice was also visibly posted on the county's website and in the Greene County Courthouse. The only bid received was from Wininger Construction, Inc. This bid was for the purchase of lots 1A, 2A, 3A, 6A, 7A and 8A in Scotland Meadows consisting of approximately 12.38 acres for the price of \$10,000.00 per acre, totaling \$123,800.00. The planned use will be for "workforce housing". A motion was made by Gregg Roudebush and seconded by Chris Cornelius to table action on the bid and schedule a special meeting for June 30, 2022 at 9:30 a.m. to discuss the proposal of Wininger Construction, Inc. for the development of part of Scotland Meadows Subdivision. The motion passed 5-0.

Marvin Abshire presented a Lease Agreement between the Redevelopment Commission and WiSpan Internet, LLC for placement of wireless internet service equipment on the WestGate Water Tower. The lease term is limited to the remaining term of a certain lease between the Redevelopment Commission and Eastern Heights Utilities, Inc. A motion was made by Chris Cornelius and seconded by Scott Carmichael to approve the lease as written. The motion passed 5-0.

Economic Development Corporation Director Brianne Jerrels was not present to provide a report

John Mensch's WestGate report is summarized as follows:

1. Relocation of NSWC Crane HR to WestGate Academy Moving continues to move slowly forward.
2. WestGate is slowly growing with contractors.
3. A confidential survey will be circulated to WestGate to employees regarding wages and housing.
4. NSWC Comptroller Melinda Hendrix reported that largest supplier of employees to Crane is Bloomington. Bloomfield is third. Housing shortages in Greene County are a major factor.

A county claim form was presented from LWG CPA's & Advisors for the Commission's annual report and annual entity meeting in the sum of \$1,500.00 and a claim form for the Greene County Daily World for publication in the sum of \$20.39. A motion was made by Scott Carmichael and seconded by Chris Cornelius to approve both claims as presented. The motion passed 5-0.

A county claim form was presented for payment to Big Bear Ridge, LLC for mowing and brush hogging services in the sum of \$1,305.00. A motion was made by Gregg Roudebush and seconded by Scott Carmichael to approve the claim as presented. Kristi Hartzburg abstained. The motion passed 4-0-1.

Next, was ratification of action taken by Redevelopment Commission President John Mensch on May 24, 2022 for payment of Scotland Meadows Business & Technology Park appraisals from Hopkins Appraisal Services, LLC in the sum of \$5,400.00 and Mordoh & Co. in the sum of \$5,000.00.

A motion was made by Gregg Roudebush and seconded by Chris Cornelius to ratify the action of John Mensch for payment of these claims. The motion passed 5-0.

There being no further business, a motion was made by Kristi Hartzburg and seconded by Scott Carmichael to adjourn. The motion passed 5-0.

APPROVED this 21st day of July, 2022.

A handwritten signature in cursive script, appearing to read "C. Cornelius", is written over a horizontal line.

Chris Cornelius, Secretary