

**Minutes of the Regular Meeting
of the Greene County Redevelopment Commission
October 23, 2025**

The regular meeting of the Greene County Redevelopment Commission was held in the Commissioners' Room of the Greene County Courthouse on October 23, 2025, at 8:30 a.m. Present in person were John Mensch, Scott Carmichael, Karen Abrams, and Joshua Riggins. Also present in person was Economic Development Director Brianne Jerrels.

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

The first item of business was review and approval of the minutes from the September 25, 2025, regular meeting. Scott Carmichael moved, and Joshua Riggins seconded, to waive the reading and approve the minutes as presented. The motion passed 4-0.

Three claims were submitted for approval. The first claim was presented for payment to Big Bear Ridge LLC in the amount of \$785.00 for mowing and brush hogging services. The second claim was presented for payment to LWG CPA's & Advisors in the amount of \$1,000.00 for professional services related to the semi-annual cash flows. The third claim was presented for payment to Wessler Engineering in the amount of \$765.00 for professional services relating to a sanitary sewer study. Scott Carmichael moved, and Karen Abrams seconded, to approve all three claims as presented. The motion passed 4-0.

At the last meeting, the GCEDC requested the Redevelopment Commission contribute \$17,500.00 for a water study in the Eastern-Greene Little Cincinnati area. The Redevelopment Commission requested specifics of geographical area that would encompass the water study. Greene County Economic Development Corporation Director Brianne Jerrels shared an email from Wessler Engineering representative Loys Rees. The email referenced that the study will anticipate 800 homes in the Little Cincinnati area and 100 homes in the Solsberry area. Scott Carmichael emphasized that he is looking for the geographical area information and not just the density of the plan. Loys Rees noted he could provide an additional quote for a study to include the Lohkamp site as well. Joshua

Riggins noted there is substantial building space in Eastern Greene and thinks it would be a good idea to get the data so that a developer can determine where to build. Karen Abrams moved, and Joshua Riggins seconded, to contribute \$17,500.00 toward the water study. The motion passed 4-0.

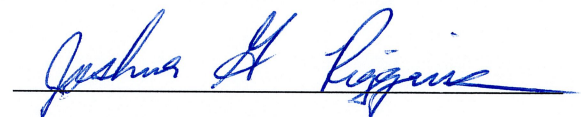
John Mensch's WestGate report is summarized as follows:

1. Indiana lobbying group RJL Solutions thinks there is a good chance for increased funding for WestGate Tech Park.
2. WGA voted to approve \$172K for new microphones and controls in all four quadrants at the Academy. The return on investment should be 3 years.
3. Kevin Sparks with Crane Credit Union put John in contact with a potential restauranter for Progress Pointe. Bryant Niehoff noted he has contacts for a restaurant/retail study for Progress Pointe.
4. The controlled burn for the house purchased by Briar Ridge in WestGate has been delayed until this weekend.
5. Indiana Department of Revenue representative Jeff Rainey contacted Samantha Nelson for WestGate tenant numbers previously sent in April. Jeff Rainey believes funding will be forthcoming as well as recertification.
6. John would like the Redevelopment Commission to consider forming another Certified Tech Park for the munitions area.
7. The CACI 60K square foot building is still going up in Martin County. It should accommodate 180 jobs.
8. USTF CEO Bryant Niehoff is developing a quarterly newsletter called "Park Pulse".
9. Candidate of Indiana State Senator Kristi Risk attended the last WGA meeting.
10. Significant growth is expected at WestGate Tech Park in the next few years.
11. The Bob Jackson farm acquisition is moving slowly.
12. The daycare study plans for 200 children.
13. Dr. Angie Lewis believes more contractors will be hired with the reduction in force on Crane Base.

The next order of business was to schedule a public hearing and final action on Amendment of an Economic Development Area. Scott Carmichael moved, and Joshua Riggins seconded, to schedule a public hearing at the next regular meeting on Friday, November 21, 2025, at 8:30 a.m. The motion passed 4-0.

There being no further business, Scott Carmichael moved, and Karen Abrams seconded, to adjourn. The motion passed 4-0.

APPROVED this 21st day of November, 2025.


Joshua G. Riggins, Secretary