

HEBRON REDEVELOPMENT COMMISSION (HRC) MEETING MINUTES

for
April 6, 2011

Call to Order: HRC President Shawn Ensign called the Redevelopment Commission meeting to Order and attendees recited the Pledge of Allegiance.

Attendees: 5 Guests for local scouting groups

Commission members present: Shawn Ensign (**SE**), Mike Mantai (**MM**); Alan Kirkpatrick (**AK**)

Commission members not present: Mike Reich (**MR**); Brian Peters (**BP**)

Consultants present: Jim Mooney (**DeSCo**)

Liaisons present: Dr. John Felton, Hebron Chamber of Commerce (**HCofC**); Jim Shelhart, Public Works Director (**HPW**)

Approvals:

- 1. Meeting Minutes:** HRC reviewed March 16, 2011 meeting minutes.
 - (**MM**) *motioned to approve; (AK) seconded; motion passed (3-0)*
- 2. Treasury Expenditures:** HRC reviewed (4) invoices from Treasurer
 - (**AK**) *motioned to approve; (MM) seconded; motion passed (3-0)*

Agenda - Set Business:

- 1. PCEDA (Alliance) update: (DeSCo)**
 - **South County Economic Development-** Plans for south county ED will be pursued this year. The Alliance seems to be pushing toward more government (more committees) than development. County council and commissioners must realize that government and development are not mutually exclusive.
- 2. Sexual Harassment Seminar:** Shawn Ensign received the seminar information to review and sign. Brian Peters was not present to review.
- 3. Region and County Projects: (DeSCo)** 2011 continuum list;
 - 1. Web page** – HRC/ED Website design with hosting services will be quoted locally and regionally. RFP's will be opened together after preliminary proposals are presented.
 - 2. Gateway Sign landscaping and lighting RFP's** – Bid deadline for all 4 gateway signs will be extended until the end of April maximum.
 - 3. Infrastructure** – Grants will be pursued to fund north end storm water infrastructure. Grant will seek engineering of entire project and as much material as can be funded. The Town will install this work starting spring 2012. Financing options will be explored next.
 - 4. Wayfinding** – Pricing has been received for wayfinding signs. The main street committee will be asked to review RFP responses and will assist the HRC in making a recommendation to the Town.
 - 5. Town Business Coupons** - HawkBucks and other methods of assisting the town businesses to grow, including social media, e-newsletter, and other links on website were discussed.

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6. **Marketing Network** – A networking plan - as recommended in the strategic plan – is proposed to begin by allowing the Economic Development Director to meet with strategic local, county and regional people to promote the Town. \$50 per month for a 5-year period has been budgeted for this implementation of the Plan.
7. **Large business Siting** - Several properties are being targeted for large project development. DeSCo recommended a no cost option agreement letter between Town and landowners. The Town/HRC Attorney will assist in writing these documents. All parties have been contacted via letter.
8. **Development of a Hebron Business Park** – Several parcels are being considered for the Business Park. Infrastructure development is an issue once a site is decided upon.
9. **2011 Zoning Map Update** - 2010 zoning map corrections are incorporated in a working map and final version of Zoning Maps. These documents are ready for review by the Planning Commission along with the recommendation to write a new Municipal classification in the zoning code.

New Business:

1. Commission Member/ Liaison Comments:

- **Town Street Banners 2011** – All four seasons of banners are in storage in Southern Indiana with the installer company. HRC discussed having all banners shipped to the Towns Public Works to store and seasonally install until further notice.
(MM) motioned to ship banners for \$200; (AK) seconded; motion passed (3-0)

2. Public Comments: none

- **Next meeting: Wednesday, April 20, 2011**
- **Adjournment: (AK) motioned to adjourn; (MM) seconded; passed (3-0)**

Shawn Ensign, HRC President

Alan Kirkpatrick, HRC Secretary