

**KNOX REDEVELOPMENT COMMISSION  
REGULAR MEETING  
WEDNESDAY, NOVEMBER 16, 2022 AT 4:30 P.M.**

Call to Order: The Knox Redevelopment Commission met in Regular Session at the Knox City Hall November 16, 2022 with the following members present: Board Members: Jeff Berg, Marcia Hayes, Nathan Bradley, Marsha Boggs, Mary Lynn Ritchie, Mike Estok via phone. Others present City Attorney, Autumn Ferch, Mayor Dennis Estok.

The meeting was called to order by Jeff Berg, President.

Amendment to Agenda: An Amendment to the Agenda was made to allow David Weinberg to speak to the Board. Motion made by Marsha Hayes, seconded by Marsha Boggs. Motion passed 4-0.

Approval of Minutes from October 19, 2022: A motion was made by Nathan Bradley and seconded by Marsha Boggs to approve the minutes as submitted. motion passed 4-0.

Baker Tilly Annual TIF Report – Baker Tilly representatives Jason Semler and Greg Balsano presented the TIF Annual Report as required by the State of Indiana. They informed the Board on the projected dollars that are expected to be received for 2023, what has been accomplished with the Knox Redevelopment Area TIF Revenues to date and what expenses are expected for 2023. Also discussed future projects that would be scheduled to be paid out of the Knox Redevelopment TIF. They did the same with the Industrial Park Economic Development Area TIF money. Explanations were given on the mechanics of TIF and the estimated impact on the overlapping taxing units.

Nathan Bradley asked when TIF expires, is there one in 2027 and one in 2034 and how much will we lose? They said that they would have to get back to the Board with an answer on the estimated figures.

Mayor Estok said that he is working with USDA representatives down State to start a Residential TIF.

A motion made by Marsha Hayes, seconded by Nathan Bradley to pay the invoice from Baker Tilly in the amount of \$7,125.00. Motion passed 4-0.

MBS Fitness – Mr. Weinberg spoke to the Board about the bill for the awning. Motion made by Nathan Bradley, seconded by Marsha Boggs to proceed with this last part of Phase I. Motion passed 4-0. Mayor Estok said that MBS will be the first business to finish Phase I and will be an example of how the program should work. Autumn Ferch told Mr. Weinberg that he needs to pay his balance on this phase and the contractor can then just send the total bill to the city and we will process payment.

Façade Program – The Board reviewed applications from Renew U, Salon Allure, and Irelyand Alexis Boutique. Motion was made by Nathan Bradley, seconded by Marsha Boggs to table all of them. They need pictures of what it will look like on the outside when it is completed. Jim Collins requested to have his application extended to next year. Motion was made by Marsha Boggs, seconded by Nathan Bradley. Motion passed 4-0.

Grow Your Own Organics – Mitch Thompson did not show up to the meeting again, so motion was made to have Autumn file a claim against Grow Your Own Organics / Mitch Thompson in small claims for \$10,000. Motion was made by Marsha Boggs, seconded by Marcia Hayes. Motion passed 4-0.

Discussion of 6 N. Main Street – A motion was made to sell for \$25,000 if after Autumn researches it that that amount meets statute criteria for selling. Motion was made by Marsha Boggs, seconded by Marsha Hayes. Motion passed 4-0.

Adjournment of Meeting: Motion made by Marcia Hayes, seconded by Marsha Boggs. Motion passed 4-0. Meeting was adjourned at 6:00 p.m.

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Jeff V. Berg	President	Mary Lynn Ritchie	Secretary