

**HIGHLAND REDEVELOPMENT COMMISSION
STUDY SESSION MINUTES
WEDNESDAY, April 28, 2010**

Members of the Highland Redevelopment Commission (“RC”, “Commission”) met on Wednesday, April 28, 2010, at 6:31 PM in the Upper Conference Room within the Municipal Building at 3333 Ridge Road, Highland, Indiana. President Tom Crowel called the meeting to order. Minutes were prepared by Cecile Petro, Redevelopment Director.

ROLL CALL: Commissioners present included Bridget DeYoung, Greg Kuzmar, Michael Maloney, Tom Crowel and Dominic Noce. Also in attendance were Attorney Carol Green-Fraley, Dan Botich from Cender & Company, Redevelopment Director Cecile Petro and from Pleasant View Dairy, Bill Leep, Fred Leep, and Barton Leep.

General Substance of the Discussion

1. Bult Oil site

Pleasant View Dairy owners Bill Leep, Fred Leep, and Barton Leep addressed the Commission regarding their proposal to purchase the former Bult Oil Site located at 2605-2609 Condit Avenue and 2606-2608 Garfield Avenue. They stated that the Dairy owns much of the land in that area and they would like to purchase the former Bult Oil site to “fill out” the area. The Dairy would like to see the area maintained as a light industrial area, although they do not have any specific plans at this time. Options include using the site for Dairy purposes or as income producing for the company. The bid included an offer of \$85,000.00. The Town would have to remove the trees and connect the site to the sanitary sewer. Later in this information session, the representatives from the Dairy stated that they would consider sharing the cost of the sanitary hook-up with the Town.

The Commission did not receive a bid on their offer of \$105,250.00 for the former Bult Oil site. For thirty days after the closing of the bid (May 14, 2010) the Commission cannot act, only accept information. After that day, the Commission may enter into discussions with possible purchasers. The Commission will take the Pleasant View Dairy offer under advisement.

2. Establishing a New Redevelopment or Economic Development Area

Dan Botich with Cender & Company presented a proposal outlining the cost and a time table for establishing a new Redevelopment or Economic Development Area in the major business corridors in Highland. Professional fees for this service will not exceed \$13,600.00. Commissioners discussed the areas to be considered within the scope of the proposal. Mr. Botich explained the process and the timetable. The Director will locate a source of funding for the project before the next public meeting on May 12, 2010.

The Building Commissioner has asked the Director to attend the May 5, 2010 Plan Commission Study Session to provide information on this project.

3. Business Expansion and Development in Highland

The Director updated the Commission on business development in Highland.

The Discussion ended at 9:00 PM.