

## HIGHLAND REDEVELOPMENT COMMISSION

### STUDY SESSION MEETING MINUTES

MONDAY April 13<sup>th</sup>, 2026

The Highland Redevelopment Commission ("Commission", "RC") met in person at Town Hall on Monday April 13<sup>th</sup>, 2026. The regular scheduled study session was called to order at 9:26<sup>pm</sup> by President, Alex Robertson.

**Roll Call:** Commissioners Phil Scheeringa, Commissioner Tom Black, Commissioner Alex Robertson, Commissioner Georgeff, Commissioner Doug Turich and Patrick Krull (non-voting) were present in person at Town Hall.

**Additional Officials Present:** Maria Becerra, Redevelopment Director

**Also Present:** 1 member of the audience

#### **T.I.F. tracking software proposal :**

Commissioner Robertson introduced Adam Stone from Stone Municipal Group concerning his TOF tracking software

Adam Stone spoke and did a demonstration of the software that they developed for TIF and economic development and explained how it is used .

Adam Stone has been in local government finance for the last 15 years in Indiana , He is a licensed CPA and municipal advisor and he predominantly works with cities and towns on economic and development and TIF finance related items and as a result of that he has come across a lot of different things and projects and wanted to make a tool that was really going to revolutionize that.

Adam Stone explained that the software scores projects with customizable criteria for downtown/redevelopment and TIF districts to enable objective, data driven incentive decisions . It computes property tax estimates, T.I.F. calculations , tax abatements compliance reminders and automatic updates for state tax rates . Its expected outcome ROI assessments in seconds instead of weeks , reduced staff and legal time and costs . It also has improved negotiation leverage . This tool enables upfront developer request to determine if it is suitable for Highland.

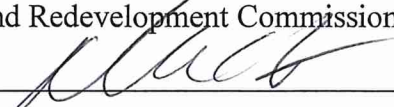
#### **Belmonte Commercial Grant :**

Mr. Belmonte spoke and gave his presentation concerning 2909 Jewett St. , commercial grant extension. He stated that the permits were pulled before the Grant expired but the contractor work was delayed by tenant occupancy and winter weather . The contractor plans to start in May and complete exterior work by the end of July .

Meeting was adjourned at 9:59pm


DULY PASSED AND RESOLVED by the Highland Redevelopment Commission, Highland, Lake County, Indiana, this 27<sup>th</sup> day of April 2026, having passed by a vote 5 in favor and 0 opposed.

Highland Redevelopment Commission



\_\_\_\_\_  
President

ATTEST: \_\_\_\_\_



Secretary