

FEBRUARY 12, 2024

REGULAR SESSION

PULASKI COUNTY COUNCIL

The Pulaski County Council met in regular session Monday February 12, 2024 7:00PM at the Pulaski County Highway Garage training room. Councilmembers present were Kenneth Boswell, Mike Tiede, Jeffrey Richwine, Tim Overmyer, Jerry Locke, Bradley Bonnell, Sheila Hazemi-Jimenez with County Auditor Laura Wheeler and County Attorney Kevin Tankersley.

Also present were Judge Mary Welker, Karla Redweik, Gary Kruger, Nathan Origer, Chris Schramm, Maurice Loehmer, Stephen Tabler, Edwina Guffey, and Celinda Briney.

IN RE: CDC

Resolution 2024-02 presented for review and approval. This resolution, a Preliminary ERA Designation/Tax-Abatement for LD Monterey Biogas, a Subsidiary of IGDB Biogas, LLC, who proposes to invest several million dollars on the site of Maurice Loehmer’s dairy farm in Tippecanoe Township to install an anaerobic digester to convert manure into natural gas. Part of the parcel of land will be leased to the developer and Loehmer Farms will provide the manure to fuel the process. If resolution is passed, a public hearing will be scheduled for next month’s meeting. This project is designated as A1-General Agriculture and would not need to go before BZA unless the company goes beyond the scope of A1. System will separate the natural gas from the manure and the rest will go back into the ground. The resolution reads as follows:

PULASKI COUNTY RESOLUTION NO. 2024-02
BY THE COUNCIL OF PULASKI COUNTY, INDIANA:
A PRELIMINARY RESOLUTION
FOR THE ESTABLISHMENT OF AN ECONOMIC REVITALIZATION AREA
AND THE GRANTING OF ASSESSED-VALUE DEDUCTION FOR
LD MONTEREY BIOGAS, LLC. AND LOEHMERLAND, LLC.

WHEREAS *INDIANA CODE (I.C.) 6-1-12.1* EMPOWERS THE COUNTY COUNCIL (THE ‘COUNCIL’) OF PULASKI COUNTY, INDIANA (THE ‘COUNTY’), TO DESIGNATE ECONOMIC REVITALIZATION AREAS BY FOLLOWING A PROCEDURE INVOLVING THE ADOPTION OF A PRELIMINARY RESOLUTION, PROVISION FOR PUBLIC NOTICE, CONDUCTING A PUBLIC HEARING, AND ADOPTION OF A FINAL RESOLUTION CONFIRMING THE PRELIMINARY RESOLUTION OR A MODIFIED VERSION THEREOF:

WHEREAS THE PROPERTY OWNER OF PARCEL 66-01-21-100-002.000-015 – COMMONLY KNOWN AS 4639 NORTH 400 EAST, MONTEREY, TIPPECANOE CIVILE TOWNSHIP, PULASKI COUNTY, INDIANA – HAS REQUESTED THAT SAID PROPERTY BE DESIGNATED AS AN ECONOMIC REVITALIZATION AREA FOR THE PURPOSES OF ACHIEVING ASSESSED-VALUE DEDUCTION IN CONNECTION WITH REDEVELOPMENT ACTIVITY OCCURRING ON THE AFFECTED PROPERTY; AND

WHEREAS THE COUNCIL RECEIVED EVIDENCE WHETHER THE AREA SHOULD BE DESIGNATED AS AN ECONOMIC REVITALIZATION AREA, AND SUBSTANTIAL EVIDENCE WAS PROVIDED WHICH ESTABLISHED THAT THE PROJECT SATISFIED THE STANDARDS SET FOR BY THE STATUTE,

NOW, THEREFORE, BE THE FOLLOWING RESOLVED BY THE COUNCIL;

- 1. THE COUNCIL NOW ADOPTS AND APPROVES THIS PRELIMINARY RESOLUTION AND HEREBY PRELIMINARY DESIGNATES, FIND, AND ESTABLISHES THE AFFECTED AREA AS AN ECONOMIC REVITALIZATION AREA FOR A PERIOD OF 20 YEARS.
- 2. THE COUNCIL NOW ADOPTS AND APPROVES THIS PREMINARY RESOLUTION AND HEREBY ATTRIBUTABLE TO REDEVELOPMENT OR REHABILITATION ACTIVITIES AND THE INSTALLATION OF NEW EQUIPMENT, ALL AS DEFINED AND PERMITTED BY *I.C. 6-1.1-12.1-1 ET SEQ.*
- 3. A COPY OF THIS RESOLUTION SHALL BE FILED WITH THE COUNTY ASSESSOR.
- 4. A COPY OF THIS RESOLUTION AND A DESCRIPTION OF THE DEDUCTION TO ASSESSED VALUE TO BE REQUESTED BY THE PETITIONER SHALL BE PROVIDED TO EACH AFFECTED TAXING UNIT.
- 5. THE COUNCIL HEREBY FIXES 7:00P.M. ON Monday, 11 March 2024, in the meeting room of THE PULASKI COUNTY HIGHWAY GARAGE, 1131 NORTH U.S. 35, WINAMAC, INDIANA, AS THE TIME, DATE, AND LOCATION FOR A PUBLIC HEARING FOR RECEIVING OF REMONSTRANCES AND OBJECTIONS FROM INTERESTED PERSONS PRIOR TO CONSIDERING A FINAL RESOLUTION DESIGNATING THE AFFECTED AREA AS AN ECONOMIC REVITALIZATION AREA.

While the ERA designation will be for 20 years, the initial abatement is for 10 years. After several questions, Jeffrey Richwine made a motion to approve and sign resolution 2024-02, Sheila Hazemi-Jimenez seconded and motion carried unanimously. Public hearing on this matter is set for March 11, 2024 at Council meeting and many of the questions brought up can be answered by the Company’s representatives.

A summer intern for the CDC office discussed.

IN RE: SHERIFF

Sheriff’s Commissary fund discussed briefly and Council requested to include advertising among the allowed spending. Mike Tiede made a motion to include advertising, Jerry Locke seconded and motion carried unanimously.

Jail Commander pay discussed. Stephen Tabler has previously worked for the County and council asked if his pay could be the same as the prior Jail Commander. This will change his wages from \$26.62 to \$27.90.

Sheila Hazemi-Jimenez made a motion to agree to the requested wages starting with the next pay, Jerry Locke seconded and motion carried unanimously.

IN RE: BUILDING INSPECTOR

The Board of zoning appeals (BZA) recommended reappointing Darin Gudeman as Council’s BZA citizen member. Mike Tiede made a motion to reappoint Darin Gudeman as recommended, Tim Overmyer seconded and motion carried unanimously. Council asked to supply names of any one they would recommend to be appointed as a Council appointee alternate.

IN RE: OTHER BUSINESS

The following transfers presented for review and approval:

CDC 1112-0700			
From:	33601	Economic Development	\$15,000.00
	11800	Office Administrator	6,600.00
To:	11500	Part-Time Help	\$6,000.00
	10113	CDC Officer	1,600.00
	10603	Board Members	4,300.00
	31801	Professional Services	9,700.00
HEALTH 8912-0610			
From:	34800	Misc. Services	\$69,000.00
To:	40460	Computer Hard & Soft	\$12,000.00
	38010	Contracted Services	30,000.00
	34801	Repair & Maintenance	5,000.00
	44700	Patient Care Services	15,000.00
	33200	Print & Advertising	5,000.00
	36100	Equipment	2,000.00
EMA 1000-0361			
From:	36100	Equipment Repair	\$45.56
To:	22200	Tires & Tubes	45.66

Jeffrey Richwine made a motion to approve all transfers, Brad Bonnell seconded and motion carried unanimously.

1112-0700 LIT/CDC		
31801	Professional Services	\$140,300.00
4801-0068 Construction in Progress/Commissioners		
48011		12,750,000.00

After some discussion, Jeffrey Richwine made a motion to approve additional to be advertised, Jerry Locke seconded and motion passed 6-1 with Tim Overmyer opposed.

Jeffrey Richwine made a motion to approve and sign January 8, 2024 regular session minutes as presented, Sheila Hazemi-Jimenez seconded and motion carried unanimously.

Sheila Hazemi-Jimenez made a motion to reappoint Mike Tiede to the KIRPC Board of Commissioners for 2024, Bradley Bonnell seconded and motion carried.

Discussion followed on part-time, seasonal and on-call pay. Mike Tiede, Jeffrey Richwine and Sheila Hazemi-Jimenez volunteered to meet with County Attorney before next meeting to discuss these issues.

Information on 2024 equipment purchases from County Highway department:

IN BUDGET:	2023 Kenworth T480 with 3500 distributor truck	\$322,450.00
	No trade-in allowance yet. Arrival date May 2024	
NOT IN BUDGET:	2-2025 Mack GR64FR tandem truck chassis	\$355,580.00
	Signed 8/25/2023, Arrival date May 2024	
	Owe \$40,000.00 on one truck upfit.	

A \$400,000.00 additional is needed to purchase the two trucks and upfit.

With no other business to discuss, meeting was adjourned at 7:50PM.

Signed and approved this 11th day of March 2024 by the **PULASKI COUNTY COUNCIL**.

KENNETH BOSWELL

MIKE TIEDE

JEFFREY RICHWINE

BRADLEY BONNELL

JERRY LOCKE

TIM ORERMYER

SHEILA HAZEMI-JIMENEZ

ATTEST: _____
LAURA WHEELER, AUDITOR, PULASKI COUNTY, IN