

**Minutes of the Regular Meeting  
of the Greene County Redevelopment Commission  
January 18, 2024**

The regular meeting of the Greene County Redevelopment Commission was held in the Commissioners' Room of the Greene County Courthouse on January 18, 2024, at 9:30 a.m. Present in person were John Mensch, Karen Abrams, Scott Carmichael, Kris Jarman, and Joshua Riggins. Also present in person were Commission attorney Marvin Abshire and Commissioner Ed Michael.

The meeting opened with a pledge to the flag. John Mensch called the meeting to order and welcomed the two new Commissioners Kris Jarman and Joshua Riggins.

The first item of business was election of officers for 2024. Scott Carmichael moved, and Karen Abrams seconded, to re-elect John Mensch as President of the Commission. The motion passed 5-0. Karen Abrams moved, and Kris Jarman seconded, to re-elect Scott Carmichael as Vice President. The motion passed 5-0. Karen Abrams moved, and Scott Carmichael seconded, to elect Joshua Riggins as Secretary. The motion passed 5-0. Oaths were circulated for signature for all Commissioners.

The next item of business was review and approval of the minutes of the December 21, 2023, joint executive session. Karen Abrams moved, and Scott Carmichael seconded, to waive the reading and approve the minutes as presented. The motion passed 5-0.

Next, the minutes of the December 21, 2023, regular meeting were presented for review and approval. Karen Abrams moved, and Scott Carmichael seconded, to waive the reading and approve the minutes as presented. The motion passed 5-0.

The next item of business was revisiting the "Modification of PILOT Agreement" between the Greene County Redevelopment Commission and the Battery Innovation Center (BIC). At the prior meeting, a motion passed to approve the Modification of PILOT Agreement in principle, based on the payment schedule outlined, with details and minor modification to be negotiated by the President and the Commission's attorney Marvin Abshire. The changes made to the Agreement were

substantial and therefore have been provided to the Commission for further review. Scott Carmichael moved, and Joshua Riggins seconded, to approve the Modification of PILOT Agreement as presented. The motion passed 5-0.

Next, a claim was presented for payment to LWG CPA's & Advisors for an invoice in the amount of \$3,600.00 for professional service related to BIC PILOT. Karen Abrams moved, and Scott Carmichael seconded, to approve the claim as presented. The motion passed 5-0.

Economic Development Corporation Director Brianne Jerrels was not present to provide a report. In her absence, John Mensch noted as follows:

1. Johnny Hughes replaced Doug Childs on the GCEDC board.
2. NSA Crane Commander Luis Martinez will meet community leaders at the Greene County Community Events Center located at the Fairgrounds in Bloomfield on January 24, 2024, from 5:00-6:30 p.m.

John Mensch's WestGate report is summarized as follows:


1. WestGate 2024 board members are John Mensch, President, Kent Parisen, Vice President, and Dana Strange, Secretary.
2. Applied Research Institute (ARI) lease was ratified for the 6,500 square foot unfinished space on the second floor of the Academy. ARI will pay for the build-out.
3. WestGate Authority received the Daviess County Impact Award for 2023.
4. Site preparation has begun on the NE side of the WestGate Academy for WestGate One.
5. WestGate Authority has two new members, Kevin Sparks and Martin County Commissioner Cody Rousch.

Marvin Abshire noted discussion took place at the Regional Sewer District meeting this morning regarding the need for a significantly larger wastewater treatment plant related to the foundry and to the growth that is expected to improve. The projected location for the plant is in Daviess County on property owned by the Redevelopment Commission on County Line Road. Funding for the plant is a very significant issue and the plant will be going from 50,000 gallon per day treatment plant to 500,000 gallon per day treatment plant.

In other business, John Mensch noted Steve Hildenbrand has backed away from his interest in Lot 2 in Progress Pointe.

There being no further business, Scott Carmichael moved, and Karen Abrams seconded, to adjourn. The motion passed 5-0.

APPROVED this 15th day of February, 2024.

  
Joshua G. Riggins, Secretary